

**Sales - Apartment - Estepona**  
**715.000€**



**Ref.-ID: MIBGR4807453**

**Estepona**

**Apartment**

**Community: 4,080 EUR / year**

**IBI: 1,000 EUR / year**

**Rubbish: 141 EUR / year**



**3**



**2**



**130 m2**

\*Captivating apartment within walking distance to the sea awaits in Estepona - Las Mesas\* Nestled in the heart of Estepona, this exquisite 3-bedroom, 2-bathroom apartment, with the master being en-suite, invites you into a world of luxury living with unparalleled comfort. Step inside this contemporary abode, built in 2021, and discover a haven of comfort and sophistication. Abundant Natural Light and Seamless Design The airy open floor plan seamlessly connects the living room to the large outdoor terrace covering 44m<sup>2</sup>, bathing the space in natural light while offering views of the azure. The terrace features automatic sun blinds, a BBQ, and an irrigation system. Whether hosting gatherings or enjoying serene moments, this seamless indoor-outdoor flow creates a captivating ambiance. Amenities That Define Luxury Living Not only does this residence boast a separate utility room for laundry convenience, it also features private storage and parking in the garage where you have direct access from the property, ensuring both practicality and security. Additionally, both bathrooms have heated mirrors, and the kitchen is equipped with high-end appliances. Easy to access elevators takes you comfortably down to the street level. The community has shared outdoor and indoor pools, complemented by a dedicated kids' pool, ideal for relaxation and family enjoyment. A fully equipped gym awaits those embracing an active lifestyle, adding an extra layer of convenience and well-being. Conveniently Close to Estepona's Charm Situated near the charming harbor of Estepona, this property offers unparalleled convenience. Enjoy strolls to nearby shops, bars, restaurants, and supermarkets, relishing the vibrant local atmosphere and diverse culinary delights. Every amenity is within walking distance, promising a lifestyle of ease and indulgence. Discover the epitome of coastal living in Estepona - where views, modern elegance, and a plethora of amenities converge to create an unparalleled residential experience. Don't miss the chance to make this luxurious apartment your own sanctuary by the sea. \*Distances by car:\* - Marbella: 25 min - Puerto Banús: 15 min - Málaga airport: 55 min - San Pedro: 12 min LET US MOVE YOU!

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|---|---|--|---|---|--|
| <p><b>Setting</b></p> <ul style="list-style-type: none"> <li>✓ Town</li> <li>✓ Commercial Area</li> <li>✓ Port</li> <li>✓ Close To Port</li> <li>✓ Close To Shops</li> <li>✓ Close To Sea</li> <li>✓ Close To Town</li> <li>✓ Close To Schools</li> <li>✓ Marina</li> <li>✓ Close To Marina</li> <li>✓ Urbanisation</li> </ul>      | <p><b>Orientation</b></p> <ul style="list-style-type: none"> <li>✓ South</li> <li>✓ South West</li> </ul> | <p><b>Condition</b></p> <ul style="list-style-type: none"> <li>✓ Excellent</li> </ul>  | <p><b>Pool</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> <li>✓ Indoor</li> <li>✓ Heated</li> </ul> | <p><b>Climate Control</b></p> <ul style="list-style-type: none"> <li>✓ Air Conditioning</li> <li>✓ Hot A/C</li> <li>✓ Cold A/C</li> <li>✓ Central Heating</li> <li>✓ U/F/H Bathrooms</li> </ul> | <p><b>Views</b></p> <ul style="list-style-type: none"> <li>✓ Sea</li> <li>✓ Garden</li> <li>✓ Urban</li> <li>✓ Street</li> </ul> |
| <p><b>Features</b></p> <ul style="list-style-type: none"> <li>✓ Covered Terrace</li> <li>✓ Lift</li> <li>✓ Fitted Wardrobes</li> <li>✓ Near Transport</li> <li>✓ Private Terrace</li> <li>✓ Gym</li> <li>✓ Storage Room</li> <li>✓ Ensuite Bathroom</li> <li>✓ Double Glazing</li> <li>✓ Domotics</li> <li>✓ Fiber Optic</li> </ul> | <p><b>Furniture</b></p> <ul style="list-style-type: none"> <li>✓ Fully Furnished</li> </ul>               | <p><b>Kitchen</b></p> <ul style="list-style-type: none"> <li>✓ Fully Fitted</li> </ul> | <p><b>Garden</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> </ul>                                   | <p><b>Security</b></p> <ul style="list-style-type: none"> <li>✓ Gated Complex</li> </ul>  | <p><b>Parking</b></p> <ul style="list-style-type: none"> <li>✓ Underground</li> <li>✓ Garage</li> <li>✓ Communal</li> </ul>      |
| <p><b>Category</b></p> <ul style="list-style-type: none"> <li>✓ Holiday Homes</li> <li>✓ Luxury</li> </ul>  |   |  |   |   |  |