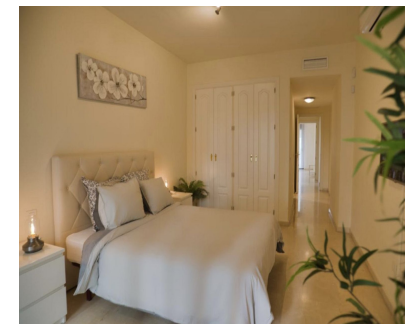


Продажа - Апартамент - New Golden Mile  
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New Golden Mile

Апартамент

ИБИ: 650 EUR / год

Мусор: 100 EUR / год



2



2



118 m2

**INCLUDED IN PRICE FULL FURNITURE + STORAGE ROOM (TRASTERO) + UNDERGROUND PARKING UNIT** | Welcome to this exquisite first-floor apartment located in the prestigious Urbanizacion El Campanario phase 3. It includes a private parking unit in the underground garage below. Also an option to buy a storage room (trastero). Entrance Hall Inviting Space: As you step through the front door, you are welcomed by a spacious entrance that seamlessly connects to the main living areas of the apartment. This elegant space sets the tone for the rest of the home. Living and Dining Area Open-Plan Layout: Moving from the entrance, you enter a large open-plan living and dining area, perfect for entertaining guests or enjoying cosy family evenings. Natural Light: The reception area is bathed in natural light, thanks to the large sliding glass doors that lead out to the extensive south-facing terrace. The terrace overlooks garden and you can see the first swimming pool in the background. Very quiet location in the urbanizacion. Majestic Terrace Expansive Outdoor Space: Step through the sliding glass bay windows from the living room onto the expansive south-facing covered terrace. Garden and Pool Views: Enjoy al fresco dining, relax with a book, or simply take in the views of the beautifully landscaped communal gardens and one of the three swimming pools. Ample Seating: The terrace offers ample seating and dining area. Modern Kitchen Fully Equipped: The separate kitchen is fully equipped with all necessary appliances. Convenient Layout: Features a breakfast bar and an independent laundry room adjacent to the kitchen for additional storage and functionality. Master Bedroom Generously Sized: The master bedroom is spacious with marble floors and includes direct access to the terrace. Luxurious Ensuite: Features a large built-in wardrobe and an ensuite bathroom with double sinks, a bathtub, and underfloor heating for added comfort. Second Bedroom and Bathroom Spacious and Functional: The second bedroom is also large, with marble floors, equipped with double built-in wardrobes. Located next to the guest bedroom is the second full bathroom in the hallway, which can also serve as a guest toilet, featuring underfloor heating. Additional Features Climate Control: The apartment is equipped with hot and cold air conditioning units in each room (3 in total one for living room, and one for each bedroom), ensuring year-round comfort (better and more economical than expensive AC by conduct originally fitted). These ACs offer very good energy ratings and you can control how you want to cool/heat each room. Lift to the first floor where the apartment is. Storage and Parking: Includes a parking space in the underground garage below (few apartments for sale in campnario offer this) and a separate storeroom (trastero). Amenities: Access to three communal swimming pools, beautifully landscaped gardens with waterfalls and lakes, and the Country Club featuring a gym and a restaurant. Prime Location Convenient Amenities: Walking distance to local amenities, including supermarkets, restaurants, and the fabulous El Campanario 9-hole golf club. Proximity to Beaches: The nearest beach is only a 5-minute drive away, and the apartment is closer to Puerto Banus than Estepona centre. Summary This stunning first-floor apartment combines luxury, convenience, and a prime location. It is perfect for those seeking a high-end lifestyle. Don't miss the opportunity to make this exceptional apartment your new home!

**Расположение**

- ✓ Рядом с гольф-полем
- ✓ Рядом с магазинами
- ✓ Рядом с морем
- ✓ Рядом с городом
- ✓ Близко к школам
- ✓ Урбанизация

**Особенности**

- ✓ Крытая терраса
- ✓ Лифт
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ WiFi
- ✓ Падлл теннис
- ✓ Кладовка
- ✓ Подсобное помещение
- ✓ Ванная комната
- ✓ Мраморные полы
- ✓ Двойные стеклопакеты
- ✓ Круглосуточная ресепшн
- ✓ Ресторан на территории
- ✓ Оптическое волокно

**Коммунальные услуги**

- ✓ Электричество
- ✓ Телефон

**ОРИЕНТАЦИЯ**

- ✓ Юг

**Мебель**

- ✓ Полностью меблированный

**Категория**

- ✓ Дома для отдыха
- ✓ Элитная

**Состояние**

- ✓ Хорошее

**Кухня**

- ✓ Полностью оборудованная

**бассейн**

- ✓ Общий
- ✓ Детский бассейн

**Сад**

- ✓ Общественный
- ✓ Ландшафтный дизайн

**Климат-контроль**

- ✓ Кондиционер
- ✓ Пре-установленный
- ✓ Кондиционер холодного воздуха
- ✓ Кондиционер горячего воздуха
- ✓ Полы с подогревом в ванной

**меры безопасности**

- ✓ Огражденный комплекс
- ✓ Домофон
- ✓ Охрана 24 часа

**ВИД**

- ✓ Сад
- ✓ Бассейн

**Парковка**

- ✓ Подземная
- ✓ Приватная