



# Ground Floor Apartment for sale in Casares Playa, Casares

**250,000 €**

Reference: R5185909    Bedrooms: 2    Bathrooms: 2    Build Size: 80m<sup>2</sup>    Terrace: 25m<sup>2</sup>





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## Costa del Sol, Casares Playa

CHARMING GROUND FLOOR APARTMENT WITH LARGE TERRACE, PARTIAL SEA VIEWS AND EXCEPTIONAL PRIVACY Located in Casares Costa, a growing area surrounded by nature, prestigious golf courses such as Finca Cortesin and Doña Julia, and exclusive residential developments, this cozy ground floor apartment stands out for its spacious extended terrace with partial sea views and a peaceful, private setting—ideal for enjoying the Mediterranean climate all year round. Just 4 minutes by car from the marinas of La Duquesa and Estepona, and close to the upcoming Hilton hotel, its location offers excellent access to sandy beaches, a charming promenade, restaurants, beach bars, and leisure areas. The property is in perfect condition and ready to move into, with a functional single-level layout that includes 2 spacious bedrooms, 2 bathrooms, a bright living room with direct access to the large private terrace, and an upgraded kitchen with a newly built utility room providing extra space and comfort. With southwest orientation, the apartment enjoys natural light throughout the day and a warm, relaxing atmosphere. Set within a gated community with pedestrian access to the beach in approximately 12 minutes, lush tropical gardens, 6 swimming pools (one open year-round), concierge service 12 hours a day, hot and cold air conditioning, underground parking space, and a storage room. Additionally, it has a valid tourist license, making it a perfect investment for personal use or for holiday and long-term rentals. A unique opportunity that truly deserves a visit!



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
WiFi  
Utility Room  
Near Church

Fiber Optic

### Views

Sea  
Mountain  
Garden  
Courtyard

### Pool

Communal  
Children`s Pool

### Garden

Communal  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water  
Telephone

### Orientation

South East

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Shops  
Close To Town  
Close To Schools  
Close To Forest

### Furniture

Optional

### Security

Gated Complex  
24 Hour Security  
Alarm System

### Category

Holiday Homes  
Investment  
Cheap  
Distressed  
Golf  
Resale  
Contemporary

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Central Heating

### Condition

Good  
Recently Refurbished

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Private  
Communal