



## Bottenvåning till salu i Estepona, Estepona

1 400 000 €

Referens: R5255599 Sovrum: 2 Badrum: 2 Komplot: 38m<sup>2</sup> Bygga: 115m<sup>2</sup> Terrass: 43m<sup>2</sup>





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## Costa del Sol, Estepona

Exclusive apartment located in the prestigious Doncella Beach complex in Estepona, directly on the beachfront and within a short walking distance of the town centre. This represents one of the last real opportunities to acquire a property of this calibre in such a prime location, making it particularly attractive from a long-term investment perspective.

The apartment is situated on the ground floor and enjoys truly unique, open views of the Mediterranean Sea, Gibraltar and the African coastline, with the guarantee of no future development in front. The property is presented in immaculate condition, finished with top-quality materials and a timeless, elegant style characteristic of Doncella Beach.

The layout comprises a spacious living area with large windows and direct access to the terrace and beautifully maintained gardens, a fully equipped kitchen, two comfortable bedrooms and two bathrooms, offering excellent comfort for both owners and guests. A private garage space and storage room are included.

There are currently two identical apartments for sale side by side, offering a rare and exceptional opportunity to acquire both units and combine them into one outstanding beachfront residence, just a few steps from the sea, with the potential to create a 4- or even 5-bedroom property in first-line beach position – an extremely rare option in this location.

The complex features 24-hour security, landscaped gardens, a heated swimming pool, spa and gym facilities, as well as direct access to the seaside promenade. The prohibition of tourist rentals ensures a peaceful and exclusive residential environment. This is a truly unique investment opportunity in one of the most sought-after areas of the Costa del Sol, with strong and sustainable long-term value growth potential.



## Funktioner:

### Drag

Täcktt terrass  
Lyfta  
Nära transport  
Privat terrass  
Satellit -tv  
Förråd  
Badrum  
Marmorgolv  
Dubbelglas  
Monterade garderober  
Wifi  
Gym  
Bastu  
Förråd  
Jacuzzi  
Domotik  
Restaurang på plats  
Utslagsbuss  
Nära kyrkan  
Källare  
Fiberoptisk  
Tillgång för personer med minskad rörlighet

### Åsikter

Hav  
Panorama  
Trädgård  
Slå samman  
Strand

### Slå samman

Gemensam  
Uppvärmd  
Barnpool  
Trädgård

### Orientering

Norr  
Söder

### Miljö

Handelsområde  
Strandkant  
Nära hamnen  
Urbanisering  
Nära havet  
Nära butiker  
Nära staden  
Nära skolor  
Strandkant  
Stad  
Hamn  
By  
Marina  
Nära marina  
Front Line Beach Complex

### Möbler

Inte möblerad

### Säkerhet

### Klimatkontroll

Luftkonditionering  
Kall A/C  
Heta a/c  
U/f uppvärmning  
U/f/h badrum

### Skick

Excellent

### Kök

Fullmonterad

### Parkering



Gemensam  
Privat  
Anlagd  
Enkelt underhåll

**Verktyg**

Elektricitet  
Dricksvatten  
Telefon

Gated complex  
24 timmars säkerhet  
Larmsystem  
Elektriska persienner  
Posttelefon  
Säker

**Kategori**

Fritidshus  
Investering  
Strandkant  
Golf  
Lyx  
Samtida

Underground  
Garage  
Privat  
Täckt  
Gata  
Mer än en