



## Studio mit mittlerer Etage zum Verkauf in Estepona, Estepona

**216.000 €**

Referenz: R5288140 Schlafzimmer: 1 Badezimmer: 1 Garten: 43m<sup>2</sup> Terrasse: 6m<sup>2</sup>





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## Costa del Sol, Estepona

Middle Floor Studio on the Beachfront in El Pirata, Estepona — Renovated, with Tourist License and NRU Attractive middle floor studio apartment of approximately 40 m<sup>2</sup>, fully renovated and furnished, located frontline beach in the exclusive and peaceful area of El Pirata, Estepona, just a few steps from the sea and with direct access to the seaside promenade. The property stands out for its modern design, excellent use of space, and bright interior. It offers an open-plan living and sleeping area, a fully equipped kitchen, a renovated bathroom, and lateral sea views, making it ideal both for personal use and as an investment. The studio holds a tourist rental license (VUT) and NRU, with proven high rental yield throughout the year. The area is highly sought after by tourists thanks to its tranquil setting, beachfront location, and the wide selection of restaurants and services just a short walk away. Situated on a middle floor, exterior-facing apartment with lift access, in a building constructed in 1981, the property is in excellent condition and equipped with air conditioning and individual heating. An excellent opportunity as a secure investment, holiday home, or second residence in one of the most desirable locations on the Costa del Sol.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
Aufzug  
In der Nähe des Transports

### Ansichten

Meer  
Panorama  
Garten  
Strand  
Hafen  
Hof

### Möbel

Voll eingerichtet

### Sicherheit

Gated Complex

### Orientierung

West

### Einstellung

In der Nähe des Hafens  
Urbanisierung  
In der Nähe des Meeres  
In der Nähe von Geschäften  
In der Nähe der Stadt  
Strand  
Hafen  
Yachthafen  
In der Nähe von Marina

### Küche

Voll ausgestattet

### Versorgungsunternehmen

Strom  
Trinkbares Wasser  
Telefon

### Klimakontrolle

Klimaanlage

### Zustand

Gut  
Exzellent  
Kürzlich renoviert

### Garten

Gemeinschaft

### Kategorie

Investition