



## Duplex penthouse à vendre à Estepona, Estepona

440 000 €

Référence: R5294788    Chambres: 4    Bain: 2    Construite: 95m<sup>2</sup>    Terrasse: 90m<sup>2</sup>





---

## Costa del Sol, Estepona

Discover this charming duplex penthouse in the heart of Estepona's historic old town, nestled on the vibrant pedestrian street. Just 50 metres from the golden sands of Playa de la Rada and a mere 30 metres from the picturesque Plaza de las Flores – Estepona's lively central square adorned with fountains, cafes, and the Provincial Art Museum (MAD) – this property offers an unbeatable location in the "Garden of the Costa del Sol." Surrounded by flower-filled cobbled streets, boutique shops, traditional tapas bars, and restaurants, it's perfect for embracing the authentic Andalusian lifestyle, with easy access to attractions like the Orchid House botanical garden and the scenic Paseo Marítimo promenade. Spanning 95 m<sup>2</sup> built (85 m<sup>2</sup> usable), this well-maintained, second-hand home features three spacious bedrooms, a bright living room, an independent kitchen, a laundry room, an inner patio for added light and privacy, and an attic cleverly converted into a home office. Additional highlights include two bathrooms, a terrace and balcony for outdoor relaxation, built-in wardrobes, a storage room, and desirable south-facing orientation for abundant natural light. Situated on the exterior-facing second floor of a building without a lift, this duplex penthouse combines classic charm with modern comfort. Priced at €440,000 – an exceptional opportunity in Estepona's sought-after casco antiguo.



## Spécification:

### Caractéristiques

Terrasse couverte  
Près du transport  
Terrasse privée  
Salle de stockage  
Double vitrage  
Armoires ajustées  
Solarium  
Wifi  
Buanderie  
Restaurant sur place  
Près de l'église  
Fibre optique

### Paramètre

Zone commerciale  
En bord de mer  
Près du port  
Près de la mer  
Proche des magasins  
Près des écoles  
En bord de mer  
Ville  
Près de Marina

### Cuisine

Entièrement équipé

### Orientation

Sud

### Condition

Bien

### Sécurité

Système d'alarme

### Vues

Panoramique  
Cour  
Urban  
Rue

### Meubles

Entièrement meublé

### Parking

Rue