



## Ground Floor Apartment for sale in El Paraiso, Estepona

575.000 €

Referenz: R5286031 Schlafzimmer: 3 Badezimmer: 2 Grundstücksgröße: 10m<sup>2</sup> Garten: 112m<sup>2</sup> Terrasse: 40m<sup>2</sup>





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## Costa del Sol, El Paraiso

This is a beautifully appointed three-bedroom, two-bathroom apartment, set in an elevated ground-floor position that offers an excellent balance of privacy, comfort and generous outdoor space. The property can be sold fully furnished for immediate use. It has a built surface area of 111.52 m<sup>2</sup>, with 87.10 m<sup>2</sup> of usable interior space. The open-plan kitchen and living area creates a bright and airy atmosphere, giving the home a warm and immediately welcoming feel. One of the standout features of this apartment is its impressive outdoor space, comprising a 27.12 m<sup>2</sup> terrace, a private garden of 9.57 m<sup>2</sup> as well as a 13.65 m<sup>2</sup> patio. These areas are ideal for sunbathing, outdoor dining and drying pool towels! Its also ideal for simply relaxing while enjoying the peaceful surroundings, making the home particularly well suited to families, couples or those seeking a spacious retreat within a resort-style environment. The apartment is located within one of the most impressive developments in the area, offering an exceptional range of facilities. Residents benefit from seven outdoor swimming pools, including a striking lagoon-style pool, as well as a heated indoor pool. There is a fully equipped gym, yoga centre and a luxury spa. The development also features its own restaurant - great for pool side snacks, an on-site supermarket and a co-working space, making it equally attractive for holiday use or full-time living. Golf enthusiasts can enjoy the putting green, while families will appreciate the children's pools and play areas. Lush landscaped gardens and peaceful walking paths run throughout the complex, creating a calm and relaxing atmosphere. The property includes an underground parking space and a private storage room, both conveniently located within the same block. The apartment also holds a valid tourist licence, which is a particularly important advantage to investors seeking rental income. Similar three-bedroom properties within the same community are currently achieving approximately 66% occupancy, with nightly rates exceeding €200, offering strong and proven rental performance when the property is not in personal use. A rare opportunity to acquire a three-bedroom home within a development that truly delivers a luxury resort lifestyle, combining comfort, amenities and excellent investment potential.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
In der Nähe des Transports  
Lagerraum  
Badezimmer  
W-lan  
Fitnessstudio  
Sauna  
Restaurant vor Ort  
Keller

### Ansichten

Meer  
Berg

### Pool

Gemeinschaft  
Erhitzt  
Innenräume  
Kinderpool

### Garten

Gemeinschaft  
Privat  
Angelegt  
Einfache Wartung

### Kategorie

Ferienhäuser  
Investition  
Schnäppchen  
Billig  
Wiederverkauf

### Orientierung

West

### Einstellung

In der Nähe von Golf  
In der Nähe des Meeres  
In der Nähe von Geschäften  
In der Nähe der Stadt  
In der Nähe von Schulen  
Vorort

### Möbel

Optional

### Sicherheit

Gated Complex  
24 -Stunden -Sicherheit

### Klimakontrolle

Klimaanlage  
Vor installierte a/c  
Kalte a/c  
Heiße A/C.  
Zentralheizung

### Zustand

Exzellent

### Küche

Voll ausgestattet

### Parken

Unterirdisch  
Garage  
Privat