



## Ground Floor Apartment for sale in Estepona, Estepona

**395,000 €****Reference: R5289805   Bedrooms: 2   Bathrooms: 2   Build Size: 148m<sup>2</sup>   Terrace: 50m<sup>2</sup>**



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## Costa del Sol, Estepona

Discover this beautiful ground floor apartment located in the exclusive Sunset Golf development, perfectly positioned between Marbella and Estepona. Offering open sea views and a tranquil setting, this property combines comfort, space, and convenience. The apartment features 99 m<sup>2</sup> of interior living space with a bright and spacious layout, including two double bedrooms and two modern bathrooms, one of them en-suite. The living and dining area flows seamlessly onto the outdoor spaces, creating an ideal home for both everyday living and holidays. Outside, you'll enjoy a total of 50 m<sup>2</sup> of private exterior space, comprising a 30 m<sup>2</sup> terrace and a 20 m<sup>2</sup> garden, perfect for al fresco dining, relaxing, or entertaining while enjoying the Mediterranean climate. Situated within a secure gated community with doorman service, residents benefit from a communal swimming pool, underground parking, and a private storage room. The location is exceptional: just minutes from a new padel club with gym, restaurant, and spa, and ideally placed between the vibrant lifestyle of Marbella and the authentic charm of Estepona. An excellent opportunity as a permanent residence, holiday home, or investment property on the Costa del Sol.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Fitted Wardrobes  
Fiber Optic

### Views

Sea  
Mountain  
Panoramic  
Pool  
Golf

### Pool

Communal

### Garden

Communal

### Energy Rating

B

### Orientation

South West

### Setting

Close To Shops  
Close To Schools

### Furniture

Fully Furnished

### Security

Gated Complex  
Entry Phone

### CO2 Emission Rating

B

### Climate Control

Air Conditioning

### Condition

Excellent

### Kitchen

Partially Fitted

### Parking

Private