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Commercial in Estepona

Reference: R3292303



Bedrooms: by request	Bathrooms: 2	M² Build size: 75	Price: 350,000 €
Status: Sale	Property Type: Commercial	Parking places: by request	M² Plot Size:













Overview:

Estepona, celebrated as the 'Garden of the Costa del Sol,' offers an unparalleled blend of authentic Andalusian charm and modern sophistication. Nestled on Spain's sun-drenched southern coast, this picturesque town boasts pristine beaches, a vibrant marina, and a captivating historic old town. It perfectly balances traditional Spanish life with the luxurious amenities of the Costa del Sol, making it a highly sought-after locale for discerning buyers seeking an idyllic lifestyle in Southern Spain.

Within this enchanting setting, Luxury Realty proudly presents an exceptional property spanning 75 square meters. This meticulously maintained residence, in 'Excellent' condition, promises immediate occupancy without extensive renovations. Its perfectly proportioned layout offers an intimate yet functional living space, thoughtfully designed for comfort and utility, ready for personal touches.

The strategic 'Setting' of this property is a compelling attribute. Situated within a bustling 'Commercial Area' yet retaining that essential 'Village' feel, residents will be immersed in Estepona's vibrant daily life. Being 'Close To Shops' means every convenience, from artisanal boutiques and gourmet food stores to essential services, is just a leisurely stroll away. This prime positioning allows for effortless integration into the local community, offering an authentic Spanish experience right on your doorstep.

Furthermore, the coveted proximity to the 'Sea' elevates this property’s desirability. Imagine spontaneous walks along the coastline, refreshing dips in the Mediterranean, or simply savouring the invigorating sea breeze. Immediate access to Estepona's beautiful beaches underscores the unparalleled coastal lifestyle synonymous with the Costa del Sol. For families, being 'Close To Schools' is invaluable, providing convenient educational options and fostering a family-friendly environment within this vibrant community.

Comfort is paramount, ensured year-round by efficient 'Air Conditioning' installed throughout – a critical feature for enjoying the warm Spanish summers and mild winters. The 'Features' further enhance its appeal, including being 'Near Transport', which offers seamless connectivity to the broader region, making travel and exploration of the Costa del Sol effortless. A delightful 'Barbeque' facility is also present, inviting al fresco dining and entertaining on those balmy evenings, perfect for creating cherished memories in a private outdoor setting.

The interior reflects a thoughtful approach to immediate comfort and future personalization. Offered 'Part Furnished', the property provides essential, quality items, allowing for immediate occupancy while leaving ample scope for new owners to infuse their unique style and preferences. The 'Partially Fitted' 'Kitchen' is designed to be highly functional from day one, equipped with fundamental appliances and ample storage, providing a practical space for culinary endeavours and daily life, ready to be customized.

Practical considerations are well-addressed to ensure a hassle-free lifestyle. While private dedicated parking can often be a premium in historic village centers, the convenience of 'Street' 'Parking' is readily available, offering easy access for residents and visitors alike. Essential 'Utilities' such as 'Electricity' and 'Drinkable Water' are reliably connected, guaranteeing modern living standards and immediate comfort, allowing residents to fully immerse themselves in the Estepona experience without concern for fundamental services.

This magnificent offering from Luxury Realty represents more than just a property; it is an entry point into an enviable lifestyle. Combining a prime location in the heart of Estepona, exceptional condition, and thoughtful amenities, this 75 m² residence is an ideal choice for a permanent home, a luxurious holiday escape, or a savvy investment opportunity in one of Southern Spain's most sought-after coastal towns. Embrace the charm, convenience, and unparalleled beauty of the Costa del Sol with this exquisite property.

Features:

None, Air conditioning, Parking