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# Apartment in Estepona

Reference: R5283676



Bedrooms: 4
Bathrooms: 2
M² Build size: 110
Price: 630,000 €
Status: Sale
Property Type: Apartment
Parking places: by request
M² Plot Size:













Overview:

Luxury Realty is proud to present an exceptional opportunity to acquire a meticulously crafted apartment, spanning a generous 130 m², ideally situated on the prestigious Avenida Juan Carlos I in Estepona. This is more than just a residence; it is an invitation to embrace an unparalleled lifestyle, mere steps – a breathtaking 400 meters – from the sun-drenched shores and the soothing rhythm of the Mediterranean Sea. This remarkable property embodies the essence of sophisticated coastal living, perfectly blending modern comforts with an enviable location in one of Southern Spain's most captivating towns.

Estepona, often hailed as the "Garden of the Costa del Sol," offers an enchanting fusion of traditional Andalusian charm and contemporary vibrancy. Its beautifully preserved old town, adorned with vibrant flowerpots, intertwines with a bustling marina, world-class golf courses, and an array of exquisite dining experiences. From the pristine beaches to the lively cultural scene, Estepona provides a rich tapestry of experiences, all set against a backdrop of glorious year-round sunshine. Owning a property on Avenida Juan Carlos I places you at the very epicentre of this dynamic town, ensuring seamless access to all its offerings, from leisurely morning strolls along the promenade to vibrant evening entertainment.

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## The Residence: A Sanctuary of Space and Style

Step inside this distinguished apartment and discover a realm of expansive comfort and refined design. The heart of the home is its generously proportioned living-dining room, a space conceived for both grand entertaining and intimate family moments. Bathed in natural light streaming through large windows, this area offers ample room for relaxation and formal dining, creating an inviting atmosphere that immediately feels like home. Adjacent to this social hub is a thoughtfully designed separate kitchen, providing a dedicated culinary haven. While not explicitly detailed, the expectation for a property of this calibre in a luxury market implies a layout ready to accommodate high-end appliances and bespoke finishes, ensuring both functionality and aesthetic pleasure. Complementing the kitchen is a practical utility room, complete with a convenient drying area, adding to the apartment's overall efficiency and ease of living. The residence further extends its allure outdoors with a comfortable private terrace, an idyllic spot for al fresco dining, enjoying a morning coffee, or simply unwinding with the gentle sea breeze as your companion.

The private quarters of this exquisite apartment comprise four substantial bedrooms, each meticulously designed to offer a tranquil retreat. Every bedroom is equipped with integrated built-in wardrobes, providing ample storage solutions and maintaining a sleek, uncluttered aesthetic. The master suite stands as a true sanctuary, boasting its own elegantly renovated en-suite bathroom, a private oasis offering comfort and convenience. In addition to the master en-suite, a second, equally well-appointed and renovated bathroom serves the remaining bedrooms and guests, ensuring privacy and ease for all occupants. The attention to detail in these private spaces reflects a commitment to quality and comfort, making each room a haven of relaxation.

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## Uncompromising Quality and Exclusive Amenities

This exceptional apartment is replete with premium features that underscore its luxury status. Throughout the main living areas and bedrooms, polished marble floors exude an air of timeless elegance, offering both beauty and durability. The entire property benefits from double-glazed windows, ensuring superior thermal and acoustic insulation, creating a serene and energy-efficient environment. For added comfort, mosquito nets are thoughtfully installed in all rooms, allowing for fresh air circulation without compromise. Year-round climate control is effortlessly managed by a central air conditioning system, providing both heating and cooling to guarantee optimal comfort regardless of the season, a highly coveted amenity in Southern Spain.

Beyond the confines of the apartment, the building itself stands as a testament to meticulous upkeep and thoughtful design. It is presented in excellent condition, reflecting ongoing maintenance and care. Residents benefit from recently renovated elevators, ensuring smooth and reliable access to all floors. Adding to the convenience and value, the property includes a communal parking space within the building, providing secure and hassle-free vehicle accommodation. Furthermore, for those requiring additional space, there is an exclusive option to purchase a second parking space, a rare and highly desirable offering in this prime location. With only eight apartments per building, this residence offers an exclusive and intimate community feel, promoting privacy and a sense of belonging.

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## A Location Beyond Compare: Estepona's Most Coveted Address

The apartment's location on Avenida Juan Carlos I is simply unrivalled. Its strategic position places residents within immediate proximity to a comprehensive array of essential services and recreational facilities. Within a short stroll, you'll find a public health centre, the town hall, a large supermarket for daily necessities, and a pharmacy, ensuring all practical needs are met with utmost ease. This seamless integration into the vibrant local infrastructure means a car is often an option, not a necessity, for daily life. The extraordinary combination of its generous size, prime location just moments from the beach, and the extensive list of premium features makes this apartment a truly unique offering. It is, quite simply, the only apartment for sale in the area that boasts such a comprehensive and desirable set of attributes, making it an unparalleled investment in lifestyle and luxury.

This is a truly unique opportunity for the discerning buyer seeking an exquisite home or a lucrative investment in one of the Costa del Sol's most desirable destinations. We at Luxury Realty believe this property represents the pinnacle of Estepona living, offering a blend of comfort, convenience, and coastal allure that is rarely found. Don't let this exclusive chance slip away. We invite you to experience the allure of this magnificent property firsthand. Please do not hesitate to contact Luxury Realty today to arrange your private viewing and discover the full potential of this exceptional Estepona apartment.

Features:

None, Heating, None, Private garden, Alarm system, Parking, Beachfront, Holiday Home, Investment, Resale