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Apartment in Estepona

Reference: R5422081



Bedrooms: 2	Bathrooms: 2	M² Build size: 81	Price: 585,000 €
Status: Sale	Property Type: Apartment	Parking places: by request	M² Plot Size: 15













Overview:

Luxury Realty is proud to present an unparalleled investment opportunity nestled in the highly sought-after coastal town of Cancelada, Estepona. This magnificent ground-floor apartment, located on the sun-drenched shores of Southern Spain, offers not just a sublime living space but also a robust and fully operational tourism rental business. Estepona, often referred to as the "Garden of the Costa del Sol," is renowned for its picturesque old town, beautiful beaches, and vibrant marina, making it a prime destination for discerning tourists seeking both relaxation and authentic Spanish charm. This property perfectly encapsulates the allure of Mediterranean living combined with the astute advantages of a high-performing asset.

Imagine owning a piece of paradise that generates substantial income from day one. This exquisite beachfront apartment comes with a coveted, valid tourist rental license already in place, eliminating any bureaucratic hurdles for the new owner. It is not merely an investment; it is a thriving enterprise, currently operating as a highly successful holiday rental with an impeccable 5-star rating across all major platforms. This stellar reputation is a testament to the property's quality, location, and the exceptional guest experiences it consistently provides.

A Proven Income-Generating Asset: Tourist Rental Investment Excellence

For the savvy investor, this property represents a truly turnkey solution. The apartment is fully booked until September, ensuring an immediate and continuous revenue stream. The new owner will seamlessly inherit all rental income generated from the completion date onwards, providing instant gratification and a secure return on investment. We possess demonstrable rental returns and a proven income history, offering complete transparency and confidence in your acquisition. This is a rare chance to step into an established, profitable business without the initial setup and marketing challenges typically associated with launching a new holiday rental.

The demand for high-quality holiday accommodations in Estepona continues to surge, driven by its idyllic climate, stunning natural beauty, and excellent infrastructure. This property, with its direct beach access and premium amenities, stands out in a competitive market, guaranteeing consistent occupancy rates and premium rental yields. It is perfectly positioned to capitalize on the enduring appeal of the Costa del Sol as a premier European holiday destination, offering a stable and lucrative investment for years to come.

Exquisite Property Features: Designed for Comfort and Luxury

Interior Sophistication and Modern Comfort

Step inside this meticulously renovated apartment, where every detail has been thoughtfully considered and executed to the highest standards. The interior boasts a contemporary aesthetic, featuring quality materials and designer furnishings that create an atmosphere of refined elegance. The spacious layout includes two beautifully appointed bedrooms, offering comfortable retreats for guests or residents. A luxurious full bathroom, complemented by an additional guest toilet, ensures convenience and privacy. The heart of the home is the open-plan kitchen, seamlessly integrated with the living area, fostering a social and interactive environment. This modern kitchen is equipped with state-of-the-art appliances and sleek finishes, perfect for culinary enthusiasts.

A unique and highly desirable feature is the interior patio, a private oasis that bathes the core of the apartment in natural light while providing excellent ventilation. This architectural element enhances the sense of space and tranquility. Throughout the apartment, bright, airy, and comfortable living spaces invite relaxation, making it an ideal haven whether for short-term holidaymakers or long-term residents seeking a luxurious coastal lifestyle.

Private Outdoor Sanctuary

Beyond the elegant interiors, this ground-floor apartment truly shines with its exceptional outdoor living spaces. A private garden, a rare commodity in beachfront properties, offers a verdant escape, perfect for enjoying the Mediterranean climate. The garden is complemented by two distinct terraces, providing ample space for alfresco dining, sunbathing, or simply unwinding with a good book. These private outdoor areas extend the living space, allowing for a seamless transition between indoor comfort and outdoor serenity, ensuring a truly immersive beachfront experience.

Exclusive Beachfront Community: Resort-Style Living in Estepona

This remarkable apartment is situated within a prestigious gated beachfront community, offering an exclusive and secure environment. The ultimate luxury of direct access to the beach means that the golden sands and the sparkling Mediterranean Sea are literally on your doorstep, inviting leisurely strolls, refreshing swims, and breathtaking sunsets. The community itself is a self-contained haven, providing an array of resort-style amenities designed to enhance the quality of life for residents and guests alike.

Residents can indulge in the luxury of four sparkling swimming pools, providing options for both energetic laps and tranquil dips. For dining convenience, an on-site restaurant caters to culinary desires. Practical facilities include communal laundry services and even a hair salon, adding to the unparalleled comfort and ease of living. Ample communal parking ensures that both residents and their visitors always have convenient and secure places for their vehicles. This community offers a lifestyle of comfort, convenience, and unparalleled coastal charm, making it an incredibly attractive proposition for rental guests and future owners.

Estepona: The Jewel of the Costa del Sol

Estepona, located on the western stretch of the Costa del Sol in Southern Spain, is a captivating municipality that perfectly blends traditional Andalusian charm with modern amenities. Known for its 'Garden of the Costa del Sol' initiative, the town boasts meticulously maintained streets adorned with vibrant flowerpots and charming squares, creating an enchanting atmosphere. Beyond its aesthetic appeal, Estepona offers a wealth of attractions including its beautiful marina, a wide array of golf courses, and an excellent gastronomic scene ranging from traditional tapas bars to high-end restaurants. Its advantageous position provides easy access to other popular destinations such as Marbella, Puerto Banús, and Gibraltar, while Malaga Airport is conveniently located for international travel. The region enjoys over 320 days of sunshine a year, making it an ideal year-round destination for tourists and a dream location for property owners.

Your Opportunity Awaits

This is a truly unique opportunity to acquire a turnkey investment property with an established and profitable rental business already in place from day one. Offering immediate returns, a prime beachfront location in one of Southern Spain's most desirable areas, and a meticulously renovated, high-quality apartment, this offering is perfect for the discerning investor or individual seeking a luxurious holiday home with significant income potential.

Viewings for this exceptional property are strictly by appointment only, as the apartment is currently rented to guests. We kindly request serious enquiries to allow for appropriate arrangements that respect the privacy and comfort of current occupants. Contact Luxury Realty today to discover more about this extraordinary investment opportunity in Estepona.

Features:

Beachfront, None, Pool, Air conditioning, Private garden, None, 24H Security, Parking