



## Apartment for sale in Estepona, Estepona

450,000 €

Reference: N9240   Bedrooms: 2   Bathrooms: 2   Build Size: 105m<sup>2</sup>   Terrace: 16m<sup>2</sup>





## Costa del Sol, Estepona

Modern New Build Homes in a Prime Residential Area of Estepona Contemporary living in the heart of Estepona Welcome to an exclusive residential project of 87 new build homes with 2, 3 and 4 bedrooms, offering a wide selection of layouts including spacious apartments, penthouses with private solariums and stylish townhouses. Located in a peaceful and fast growing residential district of Estepona, this development provides the ideal balance between comfort, modern lifestyle and excellent connectivity. Set just 1600 m from the Mediterranean Sea, this residential community sits in one of the city's most promising urban expansion zones. With quiet surroundings, full access to essential services and convenient transport connections, this is a perfect location for both year round living and holiday retreats. A vibrant neighborhood with everything at your doorstep The complex enjoys a privileged setting just steps from the Estepona Athletics Stadium and the Felipe VI Theatre Auditorium. The area is surrounded by a growing commercial hub featuring supermarkets, shops, convenience stores, schools, public transport lines and fast access to major road connections. Residents will also benefit from proximity to Estepona Marina, where a wide selection of restaurants, cafés and bars offers exceptional Mediterranean and international cuisine. With the beach and lively promenade just a short distance away, every day brings the opportunity to enjoy the outdoor lifestyle that makes Estepona so special. Modern architecture and premium amenities Inspired by the soft Mediterranean landscape, the architecture features fluid lines and southern orientation to maximize sunlight and sea breezes. The urbanization is fully gated to ensure privacy, comfort and security. Designed for wellbeing, the communal areas include a saltwater swimming pool, gym, landscaped gardens, parking spaces and private storage rooms. Interiors stand out for their modern design, generous layouts and smart distribution that enhances natural light. Spacious terraces create the perfect setting for outdoor dining, chill out areas or relaxing while enjoying open views. Strategic Costa del Sol location Distances to main points of interest Beach 1.6 km Estepona Marina 2 km Puerto Banus 25 km Marbella 30 km Malaga International Airport 80 km Renowned golf courses 5 to 15 km Live the authentic Mediterranean lifestyle Estepona is one of the most desirable destinations on the Costa del Sol, offering over 20 km of coastline, a modern marina, cultural attractions and a vibrant year round atmosphere. Whether you are looking for a permanent residence, a holiday home or a secure investment opportunity, this development offers exceptional value and lifestyle. Contact us today to schedule a visit and secure your new home in Estepona.



## Features:

### Features

Gym  
Near Commercial Center  
Useable Build Space: 80 Msq.  
Double Bedrooms: 2  
Near Bus Route  
Location: Coastal, Urbanisation  
Beach: 1500 Meters  
Communal Pool  
Under-Build / Basement  
Terrace: 16 Msq.  
Parking - Space  
Gated  
Number of Parking Spaces: 1  
Near Schools  
Space  
Elevator/Lift  
Storage / Trastero

### Energy Rating

B

### CO2 Emission Rating

B