



## Penthouse duplex til salg i Estepona, Estepona

395.000 €

Reference: R5104891 Soveværelser: 4 Badeværelser: 2 Byg Størrelse: 160m<sup>2</sup> Terrasse: 16m<sup>2</sup>





## Costa del Sol, Estepona

Exclusive Duplex Penthouse in Bahía Dorada - Possibility of Obtaining a Tourist Rental License

Spacious home by the sea – investment with tourist license potential\*\*

This large duplex penthouse offers a rare opportunity on the Costa del Sol: \*\*generous square meters, a home-like layout, and low-density living\*\*, just minutes on foot from the beach and the Estepona Marina.

Located in a boutique Andalusian-style building with only four apartments, it combines privacy, natural light, and a consolidated residential environment – perfect for both personal use and investment.

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Prime Location

The Bahía Dorada community offers:

- \* 8 communal swimming pools, several beachfront
- \* Extensive landscaped gardens
- \* Tennis court
- \* Peaceful, seaside environment close to all amenities

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### Fully Renovated and Ready to Enjoy

This penthouse blends contemporary design with comfort:

- \* Spacious, open-plan living and dining area with designer fireplace
- \* Modern, fully equipped kitchen with ample storage
- \* 18 m<sup>2</sup> terrace with garden and Mediterranean views
- \* 3 bedrooms plus additional office/guest room
- \* Renovated bathroom with whirlpool bathtub, separate shower, and natural light
- \* Guest toilet, laundry area, and extra storage

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### Key Investment Advantage

\*\*The homeowners' association approves obtaining a tourist license\*\*, a critical factor on the Costa del Sol today.

This ensures:

- ✓ Legal viability for short-term rental
- ✓ Greater security for investors
- ✓ Flexibility: personal use + rental income



✓ Added resale value

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**\*\*Space, location, and secure tourist rental potential\*\*** in one of the most in-demand areas of the Costa del Sol – a residential asset with both immediate and long-term value.

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## Funktioner:

### Funktioner

I nærheden af transport  
Privat terrasse  
Opbevaringsrum  
Dobbeltvindue  
Padle tennis  
Tennisbane  
Værktøjsrum  
Høflighedsbus

### Synspunkter

Hav  
Have  
Pool

### Pool

Kommunal  
Børns pool

### Have

Kommunal

### Hjælpeprogrammer

Elektricitet  
Drikkeligt vand

### Orientering

Syd

### Indstilling

Kommercielt område  
Tæt på havn  
Urbanisering  
Tæt på havet  
Tæt på butikker  
Tæt på skoler  
Tæt på marina

### Møbel

Ikke møbleret

### Sikkerhed

Elektriske persienner

### Kategori

Reduceret  
Investering  
Videresalg

### Klimakontrol

Aircondition  
Ildsted

### Tilstand

Fremragende  
For nylig renoveret

### Køkken

Fuldt monteret

### Parkering

Dækket  
Kommunal