



## Ground Floor Apartment for sale in Estepona, Estepona

1,140,000 €

Reference: R5070673   Bedrooms: 2   Bathrooms: 2   Build Size: 140m<sup>2</sup>   Terrace: 30m<sup>2</sup>





## Costa del Sol, Estepona

This beautifully maintained 2-bedroom, 2-bathroom apartment is located in the prestigious La Alcazaba complex, just a short walk from the heart of Puerto Banús and the beach, with its elegant promenade, charming restaurants, and lively bars. Recently renovated and in impeccable condition, the apartment offers generous interior space and excellent potential. For a small investment, the layout can easily be modified to create a third bedroom with an en-suite bathroom by relocating the kitchen to the living area. The home features a spacious living and dining room that opens onto a covered terrace with direct access to the communal pool. With light pruning of the terrace greenery, partial sea views can also be enjoyed. The fully equipped kitchen includes a separate laundry area. High-quality, newly installed double-glazed windows provide excellent insulation. Both bedrooms are fitted with full-height double built-in wardrobes, and the property is equipped with a modern alarm system for added security. Furniture is not included in the sale but may be negotiable. Additional features include: air conditioning (hot and cold), marble floors inside and terracotta tiling outside, access to the community's lush gardens and pool area, 24-hour concierge service, gymnasium, children's pool, satellite TV, and on-site restaurant. This is a fantastic opportunity to own a stylish and versatile beachside apartment in one of the most sought-after complexes near Puerto Banús – perfect as a permanent residence, holiday retreat, or investment.



## Features:

Features	Orientation	Climate Control
Lift	South	Air Conditioning
Near Transport		
Private Terrace		
Satellite TV		
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Gym		
Fiber Optic		
Views	Setting	Condition
Sea	Beachside	Excellent
Garden	Close To Port	Recently Renovated
	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
	Beachfront	
Pool	Furniture	Kitchen
Communal	Optional	Partially Fitted
Garden	Security	Parking
Communal	Gated Complex	Private
	Alarm System	
Utilities	Category	
Telephone	Beachfront	
	Luxury	