



## PENTHOUSE 2 LOŽNICE

📍 Estepona

**REF# R4682623 – 447.000€**

IBI

430 €/YEAR

Garbage

100 €/YEAR

Community

1212 €/YEAR



2

Ložnice



2

Koupelny



120 m<sup>2</sup>

Built



30 m<sup>2</sup>

Terrace

This unique duplex penthouse offers an exceptional living experience just 5 minutes away from the vibrant center of Estepona and the beach.

Spread across two meticulously designed floors, on the main floor there is an expansive living room, seamlessly connected to a cozy terrace adorned with pergolas and awnings, offering an idyllic setting for al fresco dining or simply unwinding, a fully equipped kitchen complete with a utility room, an appointed bathroom with a shower and a comfortable bedroom.

Ascend to the upper floor and discover the master bedroom, featuring a dressing room and an en suite bathroom, offering comfort and elegance. Here you will also find a 30m2 terrace boasting panoramic 360-degree views of the majestic Sierra Bermeja, of the town, and partly of the sea. This outdoor haven is thoughtfully equipped with a barbecue area, allowing you to indulge in outdoor culinary delights. A mini urban garden adds a touch of greenery, creating a serene ambiance for relaxation.

The urbanization boasts amenities such as a swimming pool, verdant green spaces, and solar panels for eco-friendly hot water solutions. Additionally, the property comes with a generous garage space and a storage room, ensuring ample space for your belongings and vehicles.

Located in the upper area of the town of Estepona, just a few meters from your door you will have access to all the services the city offers for the daily errands, but also to the old town and to the beach at 5 minutes walk.



