



## TOWNHOUSE WITH 3 BEDROOMS

📍 Estepona

**REF# R4838452 – 1.890.000€**

IBI

1393 €/YEAR

Community

10296 €/YEAR



3  
Beds



2  
Baths



266 m<sup>2</sup>  
Built



49 m<sup>2</sup>  
Plot



109 m<sup>2</sup>  
Terrace

The Island: Luxury townhouse in first sea line

Beautiful townhouse with sea views close to Estepona town

This beachfront townhouse is one of the most attractive homes in 'The Island' as it is located directly in first sea line. The charming harbour, the vivid old town of Estepona and numerous beach restaurants are just a short walk away. The house is part of an upscale community with 24-hour security, spa with indoor pool, sauna and gym as well as an outdoor pool with an Olympic length of 50 metres.

Exclusive living ambience on three floors

Right from the living area and main terrace you enjoy a beautiful view to the sea. The access to the house is either through the garage or via the main entrance on the ground floor. The entire house has been equipped and furnished to a high standard – from the newly designed luxury kitchen and exquisite furnishings to the extension of the roof terrace to create an additional living area.

The spacious lounge with open-plan designer kitchen and guest toilet are located on the ground floor. From here you can access the main terrace, where you can enjoy the sun and sea views until late in the evening. There are three bedrooms and two modern bathrooms on the first floor. The master bedroom in particular, with en suite bathroom, offers plenty of space and an impressive view of the sea.

On the top floor there is a spacious roof terrace with a bar, seating and BBQ area. From here you have a fantastic view of the sea and the surrounding area – ideal for ending the day in the private jacuzzi or in the seating area with fully equipped outdoor kitchen.

The modern garage offers plenty of storage space and a further room that has been converted into a fourth bedroom. There is also a utility and laundry room on this level.

The perfect location: close to the city and on the seafront

The location of The Island is ideal: close to Estepona town with all its amenities, events and services, yet far enough away from the hustle and bustle of everyday life and street noise. The picturesque harbour and the lively old town of Estepona are just a stroll away. Estepona can be reached by car in just 4 minutes, while the renowned yacht harbour Puerto Banús and Marbella are around 15 minutes away. Malaga airport can be reached in around 50 minutes via the AP7 or A7 motorways.



