HI HOMES

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Ground Floor Apartment for sale in Estepona, Estepona

1,300,000 €

Reference: R5255599 **Bedrooms:** 2 **Bathrooms:** 2 **Plot Size:** 38m^2 **Build Size:** 115m^2 **Terrace:** 43m^2











Costa del Sol, Estepona

Exclusive apartment located in the prestigious Doncella Beach complex in Estepona, directly on the beachfront and within a short walking distance of the town centre. This represents one of the last real opportunities to acquire a property of this calibre in such a prime location, making it particularly attractive from a long-term investment perspective.

The apartment is situated on the ground floor and enjoys truly unique, open views of the Mediterranean Sea, Gibraltar and the African coastline, with the guarantee of no future development in front. The property is presented in immaculate condition, finished with top-quality materials and a timeless, elegant style characteristic of Doncella Beach.

The layout comprises a spacious living area with large windows and direct access to the terrace and beautifully maintained gardens, a fully equipped kitchen, two comfortable bedrooms and two bathrooms, offering excellent comfort for both owners and guests. A private garage space and storage room are included.

There are currently two identical apartments for sale side by side, offering a rare and exceptional opportunity to acquire both units and combine them into one outstanding beachfront residence, just a few steps from the sea, with the potential to create a 4- or even 5-bedroom property in first-line beach position — an extremely rare option in this location.

The complex features 24-hour security, landscaped gardens, a heated swimming pool, spa and gym facilities, as well as direct access to the seaside promenade. The prohibition of tourist rentals ensures a peaceful and exclusive residential environment. This is a truly unique investment opportunity in one of the most sought-after areas of the Costa del Sol, with strong and sustainable long-term value growth potential.

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Features:

Features	Orientation	Climate Control
Covered Terrace	North	Air Conditioning
Lift	South	Cold A/C
Near Transport		Hot A/C
Private Terrace		U/F Heating
Satellite TV		U/F/H Bathrooms
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Utility Room		
WiFi		
Gym		
Fiber Optic		
Near Church		
Jacuzzi		
Basement		
Sauna		
Domotics		
Restaurant On Site		
Courtesy Bus		
Access for people with reduced mobility		

Views	Setting	Condition
Sea	Commercial Area	Excellent
Panoramic	Beachside	
Garden	Close To Port	
Pool	Urbanisation	
Beach	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
	Village	
	Town	
	Close To Marina	
	Beachfront	
	Front Line Beach Complex	
	Port	
	Marina	

Pool	Furniture	Kitchen
Communal	Not Furnished	Fully Fitted
Heated		
Children`s Pool		

Garden	Security	Parking
Communal	Gated Complex	Underground

Private
Landscaped
Easy Maintenance

Utilities
Electricity
Drinkable Water
Telephone

24 Hour Security
Alarm System
Electric Blinds
Entry Phone
Safe

Category
Holiday Homes
Investment
Beachfront
Golf
Luxury
Contemporary

Garage
Private
More Than One
Covered
Street