



	Wohnung
	1.500.000€
	Estepona
	2
	2
	115m <sup>2</sup>
	0m <sup>2</sup>

Presenting a sophisticated luxury apartment in the prestigious Doncella Beach development, situated in the exclusive Seghers area of Estepona, Malaga. This prime front line beach property features two well-appointed bedrooms and two modern bathrooms, including a sumptuous en-suite, offering an ideal blend of comfort and elegance. With a built area of 115m<sup>2</sup> and a generous 43m<sup>2</sup> terrace, the residence is designed to maximise both indoor and outdoor living, complemented by serene sea and lush garden views. The apartment boasts an impressive array of luxury features, from underfloor heating throughout and marble floors to double glazing and electric blinds, ensuring year-round comfort. The fully fitted kitchen is equipped with the latest appliances, while the separate laundry room and ample storage space enhance everyday practicality. The elegant living room opens onto a private, covered terrace, ideal for entertaining or relaxing whilst enjoying picturesque vistas. Fitted wardrobes and a walk-in closet provide abundant storage, and Internet via Wi-Fi and fibre optic guarantees modern connectivity. Residents benefit from an exceptional range of communal amenities including a heated pool, sauna, SPA, gym, and beautifully maintained gardens. The gated community provides a secure environment, supported by 24-hour security service, surveillance cameras, an on-site doorman, and an armored door for added peace of mind. The property further includes communal garage facilities, a lift, and is pet friendly, accommodating every lifestyle need. Perfectly positioned for convenience, this apartment is within easy reach of local amenities, public transport links, children's playgrounds, notable restaurants, the town centre, and Estepona's vibrant port. Direct beachside access and close proximity to the sea underscore the exclusive coastal lifestyle on offer at Doncella Beach. This property stands in excellent condition and is a premium choice for those seeking a luxury residence in one of the Costa del Sol's most desirable locations.

E-mail (24/7): [info@sempersol777.com](mailto:info@sempersol777.com) - Tel.: **+32.468.123.777** (office hours)

**SEMPERSOL777 SL**, Av. Ricardo Soriano 72, Edificio Golden, Planta 1b, 29601 MARBELLA (only by appointment)

WEB: <https://www.sempersol777.com>: your website for Marbella Real Estate

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## Lage

Erster Linie Strand  
Strandseite  
Nähe Hafen  
Nähe Meer  
Nähe Stadt

## Orientierung

Süd

## Zustand

Ausgezeichnet

## Pool

Gemeinschaftlich  
Geheizt

## Klimakontrolle

Klimaanlage  
Fußbodenheizung

## Aussicht

Meer  
Garten

## Merkmale

Überdachte Terrasse  
Fahrstuhl  
Einbauschränke  
Verkehrsanschluss  
Private Terrasse  
WiFi  
Fitnessstudio  
Sauna

Abstellraum  
Bad en Suite  
Marmorfußboden  
Doppelverglasung  
Optische Faser

## Küche

Teilweise Montiert

## Garten

Gemeinschaftlich

## Bewachung

Voll Eingezäunt  
Elektrische Rollos  
24-Stunden-Überwachung

## Parkmöglichkeit

Gemeinschaftlich

## Kategorie

Erster Linie Strand  
Luxus

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# Estepona

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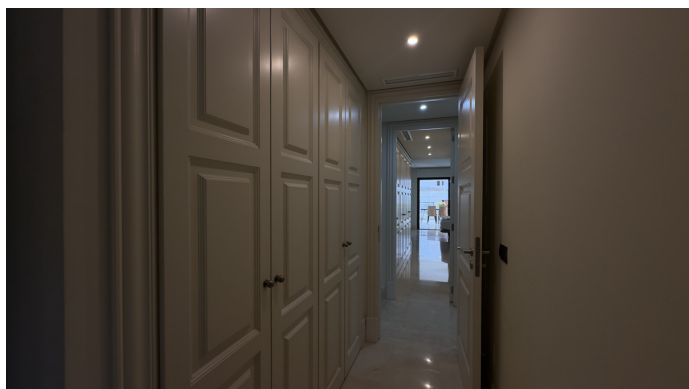
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