



	Appartement
	415.000€
	Estepona
	2
	1
	85m ²
	0m ²

Magnificent 5th Floor Apartment with Sea Views in Balcones del Mar, Estepona Port – Costa del Sol Seize this exceptional opportunity to own a stunning, fully reformed apartment in the sought-after Balcones del Mar urbanisation, ideally positioned just a short stroll from Estepona's vibrant marina and pristine beaches. This gated community, built in 2006, offers a peaceful retreat between the port and town centre, surrounded by lush parks, restaurants, supermarkets, and leisure facilities – perfect for a car-free lifestyle with everything on your doorstep. Enjoy easy access to the lively promenade, golf courses, and the charm of Estepona's old town, all while benefiting from excellent transport links along the Costa del Sol. Spanning 85 m² built with a generous 15 m² terrace, this bright, south-facing property floods with natural light and cross-ventilation throughout the day. Recently renovated in 2025 with modern installations, finishes, and layout, it features an open-plan kitchen fully equipped with high-end appliances, a spacious living-dining room opening onto the terrace with open views, two comfortable bedrooms with built-in wardrobes, and a contemporary full bathroom. All rooms are exterior-facing for optimal comfort, and the home is adapted for reduced mobility. The secure urbanisation includes beautifully landscaped gardens, a communal swimming pool, 24-hour security, and direct proximity to the sea (just 2-5 minutes' walk). The price encompasses a private garage space and a large storage room – rare perks in this prime location. Move-in ready and ideal as a primary residence, holiday escape, or investment with strong rental potential. Priced at €415,000 – a modern gem in one of Estepona's most desirable coastal spots!

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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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Ligging

Eerstelijns strand
Stad
Commerciële omgeving
Aan het strand
Haven
Dichtbij haven
Dichtbij winkels
Dichtbij zee
Dichtbij scholen
Jachthaven
Dichtbij jachthaven
Urbanisatie

Zonorientatie

Zuid

Huidige Staat

Uitstekend
Onlangs gerenoveerd
Onlangs gerenoveerd

Zwembad

Gemeenschappelijk

Klimaatbeheersing

Airconditioning

Uitzicht

Zee
Strand
Haven
Weids
Tuin
Binnenplaats

Stedelijk

Extra's

Overdekt terras
Lift
Inbouwkasten
Nabij vervoer
Privé terras
WiFi
Berging
Gehandicapten toegang
Marmeren vloeren
Dubbele beglazing
Buurt van een kerk
Optische vezel

Meubilering

Optioneel

Keuken

Volledig ingericht

Tuin

Gemeenschappelijk

Beveiliging

Omheind complex
Alarmsysteem

Parkeergelegenheid

Ondergronds
Garage
Overdekt
Privé

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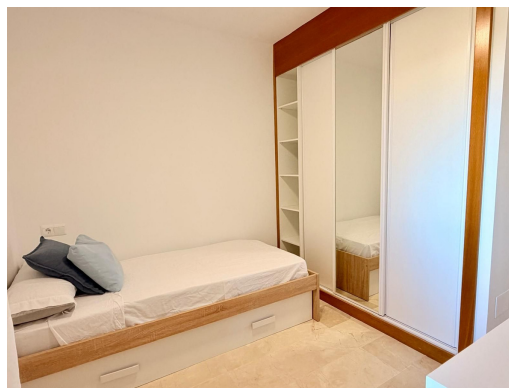
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