



## Ground Floor Apartment for sale in Estepona, Estepona

475,000 €

Reference: SP1420    Bedrooms: 2    Bathrooms: 2    Build Size: 109m<sup>2</sup>    Terrace: 58m<sup>2</sup>





## Costa del Sol, Estepona

Exclusive Boutique Residences in Estepona – Luxury, Comfort, and Mediterranean Charm New Development in the Prestigious Area of Arroyo Enmedio Discover this exceptional new development in Estepona, located in the sought-after Arroyo Enmedio area, just 800 meters from the beach. This private residential complex features 38 luxury apartments, including flats, penthouses, and ground-floor units with 2, 3, and 4-bedroom options. Each residence has been meticulously designed with high-quality finishes and spacious layouts to ensure maximum comfort and style. Unparalleled Amenities for Relaxation and Well-being Designed for a modern and exclusive lifestyle, this boutique development offers a wide range of resort-style amenities, including: Swimming pools with saline chlorination and lush green areas. Solarium, relaxation areas, and a yoga space for ultimate tranquility. Luxury spa with Turkish bath, sauna, and jacuzzi. Indoor gym, fully equipped for fitness enthusiasts. Coworking space, multimedia room, and game areas. Landscaped gardens with picnic areas, perfect for outdoor leisure. Every detail has been carefully planned to create a unique and comfortable living experience, ensuring a balance between serenity and modernity. Spacious, Light-Filled Interiors with High-Quality Finishes The bright and airy apartments feature large windows that flood the spaces with natural light, offering stunning views of the surroundings. Carefully designed to maximize comfort and elegance, the homes include: Double-glazed windows with thermal break carpentry, ensuring excellent insulation. Reinforced security entrance door for peace of mind. Ducted air conditioning system for year-round climate control. Fully equipped bathrooms, with premium furniture, mirrors, and fixed glass shower screens. Modern kitchens with integrated appliances, combining style and functionality. Prime Location with Excellent Connectivity Estepona, known as the "Garden of the Costa del Sol", is a picturesque Mediterranean town that blends tradition with contemporary luxury. This development enjoys a strategic location with easy access to key attractions: Estepona Town Center – 4 km (8-minute drive) Estepona Marina – 5 km (10-minute drive) Estepona Golf Course – 3 km (5-minute drive) Laguna Village Shopping Center – 7 km (12-minute drive) Malaga Airport – 82 km (1-hour drive) Gibraltar Airport – 45 km (35-minute drive) Your Dream Home Awaits in Estepona Experience the perfect combination of luxury, comfort, and Mediterranean charm in one of Estepona's most exclusive developments. Contact us today to schedule a viewing and take the first step toward your new home on the Costa del Sol.



## Features:

### Features

Lift  
Gym  
Jacuzzi  
Parking  
Communal Pool  
Gated  
storage  
Pool  
Beach

### Energy Rating

B

### CO2 Emission Rating

B