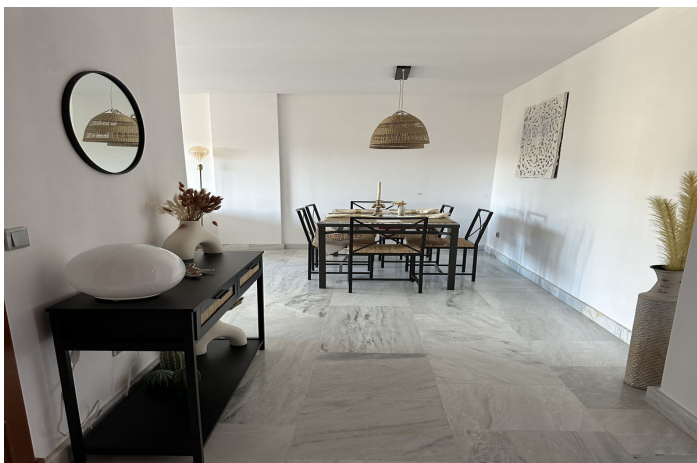




## Middle Floor Apartment for sale in Estepona, Estepona

299,500 €

Reference: R5105470 Bedrooms: 2 Bathrooms: 2 Build Size: 100m<sup>2</sup> Terrace: 25m<sup>2</sup>





## Costa del Sol, Estepona

**Spacious & Serene 2-Bed Apartment in the Exclusive Parque Botánico Resort – Panoramic Views & Resort-Style Living**

This attractive and spacious 2-bedroom, 2-bathroom apartment is set within the highly sought-after Parque Botánico Resort, offering a peaceful retreat surrounded by nature, yet only minutes from the vibrant Costa del Sol lifestyle. Step inside to discover a bright living area with a cosy fireplace and direct access to a generous 25 m<sup>2</sup> southwest-facing terrace that showcases panoramic views of the lush gardens, mountains, and even a charming wooden bridge. The independent fully equipped kitchen offers terrace access and has the potential to be easily converted into an open-plan layout to suit modern tastes. The property includes two spacious bedrooms, one of which is en suite, and comes equipped with built-in wardrobes, electrical window shutters, and hot/cold air conditioning for year-round comfort. It is sold with a private underground parking space and storage room, with additional free parking available within the community. This apartment is ideal for those seeking privacy, natural surroundings, and a strong sense of community.

**Exclusive Resort-Style Amenities** Parque Botánico is a gated resort with 24-hour security, offering residents access to: 5 outdoor swimming pools, including a large family-friendly pool complex with a Spanish-style bar/restaurant just a 1-minute walk away. A 25m indoor heated pool, fully equipped gym, Jacuzzi, sauna, and steam room. Children's play areas, 4 tennis courts, 2 basketball courts, indoor squash courts, and Padel courts. Tropical landscaped gardens, eucalyptus trees, and peaceful green zones filled with birdsong. An on-site restaurant and bar serving local and international cuisine. This family-friendly, multicultural community offers everything needed for a relaxing holiday or permanent residence on the Costa del Sol.

**Prime Location & Connectivity** Only 7 minutes by car to the beach, Mercadona supermarket, and Cancelada's public schools. 10 minutes to Estepona, 15 minutes to Puerto Banús, and 20 minutes to Marbella. Surrounded by 5-star golf courses, Selwo Aventura Animal Kingdom, and excellent medical and educational facilities: Private Hospital Hospiten: 4 km. Public School Cancelada: 5 km. Private International School Estepona: 9 km. Gibraltar Airport: 58 km | Málaga Airport: 77 km. Don't miss out on this fantastic opportunity to own a well-appointed home in one of the Costa del Sol's most complete resort communities. Contact us today to arrange a viewing.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
24 Hour Reception  
Fitted Wardrobes  
WiFi  
Gym  
Sauna  
Games Room  
Paddle Tennis  
Tennis Court  
Utility Room  
Jacuzzi  
Bar  
Barbeque  
Restaurant On Site  
Near Mosque  
Near Church  
Basement  
Fiber Optic  
Access for people with reduced mobility

### Views

Mountain  
Panoramic  
Country  
Garden  
Urban  
Forest

### Pool

Communal  
Heated  
Indoor  
Room for Pool

### Orientation

South  
South West

### Setting

Close To Port  
Urbanisation  
Close To Sea  
Close To Town  
Close To Schools  
Country  
Port  
Village  
Close To Forest  
Close To Marina

### Furniture

Part Furnished  
Optional

### Climate Control

Air Conditioning  
Pre Installed A/C  
Cold A/C  
Hot A/C  
Fireplace

### Condition

Excellent

### Kitchen

Fully Fitted



Private

Children`s Pool

**Garden**

Communal

Landscaped

**Security**

Gated Complex

24 Hour Security

Alarm System

Electric Blinds

**Parking**

Underground

Garage

Private

Covered

Open

Street

Communal

More Than One

**Utilities**

Electricity

Drinkable Water

Telephone

**Category**

Holiday Homes

Investment

Luxury

Resale