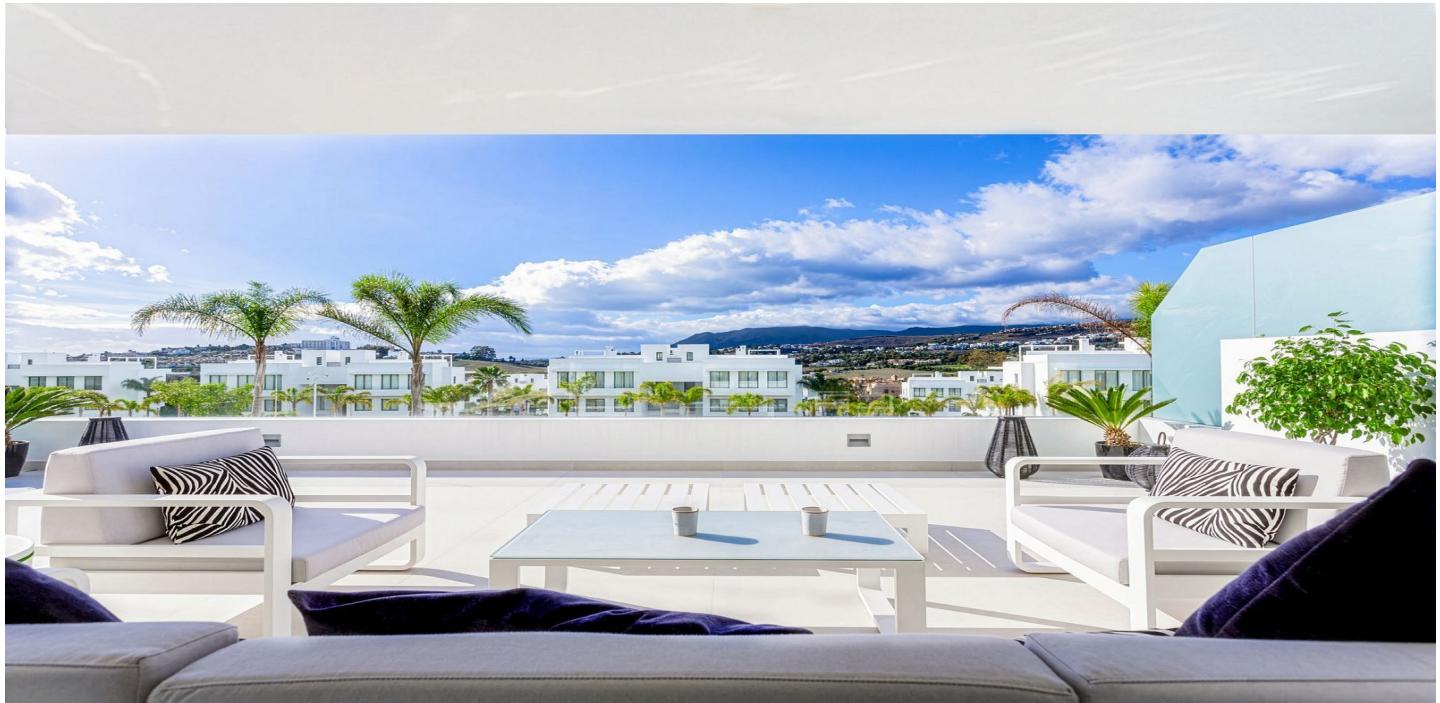




## Middle Floor Apartment for rent in Estepona, Estepona

3,900 - 3,900 €

Reference: R5170639   Bedrooms: 3   Bathrooms: 2   Build Size: 145m<sup>2</sup>   Terrace: 89m<sup>2</sup>





## Costa del Sol, Estepona

Now Available for a 12 month rental - This stunning three-bedroom apartment is situated in Cataleya, one of the most sought-after residential developments on the prestigious New Golden Mile between Marbella and Estepona. Perfectly positioned just minutes from world-class golf courses, pristine beaches, and a wide selection of everyday amenities, Cataleya offers an unrivaled combination of luxury, convenience, and tranquility. Designed with a strong emphasis on modern minimalism and lifestyle comfort, the development is renowned for its lush landscaped gardens, generous outdoor spaces, and serene atmosphere that makes it feel like a private retreat while still being close to everything. The apartment itself features a bright and spacious open-plan living area, enhanced by floor-to-ceiling sliding doors that flood the space with natural light and seamlessly connect the interior to a large west-facing terrace. This outdoor area is perfect for al fresco dining, entertaining guests, or simply enjoying the warm Mediterranean sunsets. The sleek, fully fitted designer kitchen blends functionality and style, making it equally suited for casual family meals and elegant dinner parties. Accommodation includes three well-appointed bedrooms, two bathrooms, and a guest toilet. The master suite is a true sanctuary, complete with its own en-suite bathroom, while the other bedrooms provide comfort and flexibility for family, guests, or even a home office. Every detail has been carefully considered, with high-end finishes such as marble floors, integrated air conditioning, underfloor heating, and high-speed Wi-Fi throughout. A private garage with two spacious parking bays and a storage room adds practicality to luxury. Cataleya residents enjoy access to an impressive array of exclusive amenities, including:

- A heated outdoor swimming pool for year-round enjoyment
- An indoor pool and spa facilities for relaxation and wellness
- Beautifully maintained tropical gardens that create a sense of peace and seclusion

The location is second to none. Nestled between Marbella and Estepona, the development offers excellent connectivity. Puerto Banús with its luxury marina, designer boutiques, and vibrant nightlife is just a 10-minute drive away, while Estepona's charming old town and Marbella's cultural attractions are equally accessible. Several prestigious golf courses such as Atalaya, El Paraíso, and Guadalmina are right on the doorstep, making this an ideal home for golf lovers. Everyday conveniences including international schools, supermarkets, and fine dining restaurants are all close by.



## Features:

|                  |                    |                        |
|------------------|--------------------|------------------------|
| <b>Features</b>  | <b>Orientation</b> | <b>Climate Control</b> |
| Covered Terrace  | South West         | Air Conditioning       |
| Lift             |                    | Cold A/C               |
| Near Transport   |                    | Hot A/C                |
| Private Terrace  |                    | U/F/H Bathrooms        |
| Ensuite Bathroom |                    |                        |
| Marble Flooring  |                    |                        |
| Double Glazing   |                    |                        |
| Fitted Wardrobes |                    |                        |
| WiFi             |                    |                        |
| Gym              |                    |                        |
| Fiber Optic      |                    |                        |
| <b>Views</b>     | <b>Setting</b>     | <b>Condition</b>       |
| Mountain         | Urbanisation       | Excellent              |
| Country          | Close To Town      |                        |
| Garden           | Close To Schools   |                        |
| Pool             |                    |                        |
| Urban            |                    |                        |
| <b>Pool</b>      | <b>Furniture</b>   | <b>Kitchen</b>         |
| Communal         | Fully Furnished    | Fully Fitted           |
| Heated           |                    |                        |
| Indoor           |                    |                        |
| <b>Garden</b>    | <b>Security</b>    | <b>Parking</b>         |
| Communal         | Gated Complex      | Underground            |
|                  | Alarm System       | Garage                 |
|                  | Entry Phone        | Street                 |
| <b>Utilities</b> | <b>Category</b>    |                        |
| Electricity      | Luxury             |                        |
| Drinkable Water  | Contemporary       |                        |