



## Ground Floor Apartment for sale in Estepona, Estepona

**680,000 €**

Reference: R5259178    Bedrooms: 2    Bathrooms: 2    Plot Size: 47m<sup>2</sup>    Build Size: 108m<sup>2</sup>    Terrace: 43m<sup>2</sup>





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## Costa del Sol, Estepona

Fantastic luxury apartment located in the centre of Estepona, the garden of the Costa del Sol. This newly build apartment is conveniently situated within walking distance of the marina of Estepona , close to the romantic and vibrant old town and only 15 minutes walk from the beach of La Rada.

Offering 2 bedrooms and 2 bathrooms. The main bedroom has an open plan bathroom with walk-in shower, anti-fog mirrors, electric towel racks and extra wardrobes.

A fully equipped and open plan kitchen with all Bosch appliances and spacious living dining area.

Carefully decorated in a perfect blend of Scandinavian minimalism, boho accents and ethnic touches.

But more than that, it is the ideal place for outdoor living as there is also an oversized covered terrace that has been recently upgraded with glass curtains for maximum use of the terrace all year round and a very nice mediterranean garden with very low maintenance.

The terrace has water and electricity pre-installation for an outdoor kitchen.

The garden has sprinkler installation for automatic watering of the plants as well as pre-installation for a jacuzzi.

The domotic system for home automation is also installed to control the lights and electric blinds. Air conditioning and floor heating are provided through aerothermal energy.

Also good to know is that the extra spacious utility room with washing machine and tumble dryer is just across the front door.

A private underground parking space is also included in the price.

The exclusive gated community offers a large outdoor pool and state of the art gym facilities, community area, game room and secure entrance.

Alexia Life stands out for its architecture and design but also for the great community and is a must see if you are looking for the perfect holiday house or for all year round living.



## Features:

### Features

Covered Terrace  
 Lift  
 Near Transport  
 Private Terrace  
 Storage Room  
 Ensuite Bathroom  
 Double Glazing  
 Fitted Wardrobes  
 WiFi  
 Gym  
 Games Room  
 Utility Room  
 Domotics  
 Fiber Optic  
 Access for people with reduced mobility

### Views

Garden  
 Urban

### Pool

Communal  
 Children`s Pool

### Garden

Communal

### Utilities

Electricity  
 Drinkable Water

### CO2 Emission Rating

B

### Orientation

South

### Setting

Close To Port  
 Urbanisation  
 Close To Sea  
 Close To Shops  
 Close To Town  
 Close To Schools  
 Town  
 Close To Marina

### Furniture

Fully Furnished

### Security

Gated Complex  
 Electric Blinds  
 Entry Phone

### Category

Luxury  
 Resale  
 Contemporary

### Climate Control

Air Conditioning  
 Cold A/C  
 Hot A/C  
 U/F Heating  
 U/F/H Bathrooms

### Condition

Excellent  
 New Construction

### Kitchen

Fully Fitted

### Parking

Underground  
 Garage  
 Covered  
 Communal

### Energy Rating

C