



Ground Floor Apartment for sale in Estepona, Estepona

595,000 €

Reference: R5195449 Bedrooms: 2 Bathrooms: 2 Plot Size: 32m² Build Size: 147m² Terrace: 25m²





Costa del Sol, Estepona

Welcome to this elegant and spacious apartment located in the highly sought-after area of Las Mesas, Estepona, just a short walk from the city centre, port, beaches, and all amenities. This modern home combines contemporary design with comfort and practicality, making it perfect as a permanent residence, holiday home, or investment opportunity. Short-term rentals are approved by the community. Included in the sale are two underground parking spaces, two storage rooms, and all furniture, allowing you to move in straight away and start enjoying your new home. Layout The property is situated on an elevated ground floor, providing additional safety and privacy. Upon entering, you are welcomed by a bright and spacious living room filled with natural light and furnished with high-end furniture. The open-plan kitchen is fully equipped with Siemens appliances, while the laundry and utility room also features a Siemens washing machine and dryer. The master bedroom, complete with en-suite bathroom, is very large and features built-in wardrobes. The second bedroom is also generously sized, ensuring each part of the home feels open, warm, and inviting. All windows are fitted with electric blinds. The south-facing terrace offers plenty of sunshine and comfort, perfect for relaxing or dining outdoors. Both parking spaces and storage rooms are conveniently accessible by stairs or lift directly from the street floor level. Urbanisation & Quality Built in 2020, the Las Mesas urbanisation offers excellent communal facilities, including a large swimming pool, spacious gym, and beautifully maintained gardens. The property was designed for energy efficiency and built to high construction standards, with features such as insulation and soundproofing, hot and cold air conditioning, and underfloor heating in the bathrooms. Each room can be individually climate controlled for maximum comfort. Location: Las Mesas offers excellent connectivity to Estepona's historic old town and marina, both within walking distance. Nearby are a dog park, sports facilities such as paddle courts and a fitness centre, and shops, all in a peaceful and private setting. Marbella is only 20 minutes away by car, and Málaga Airport can be reached in under an hour via either the A-7 coastal highway or AP-7 highway.



Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Lift		Cold A/C
Private Terrace		Hot A/C
Storage Room		U/F/H Bathrooms
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
WiFi		
Gym		
Utility Room		
Domotics		
Fiber Optic		
Setting	Condition	Pool
Beachside	Excellent	Communal
Close To Port		
Urbanisation		
Close To Sea		
Close To Shops		
Close To Town		
Close To Schools		
Town		
Port		
Marina		
Close To Marina		
Furniture	Kitchen	Garden
Fully Furnished	Fully Fitted	Communal
		Private Garden
		Easy Maintenance
Security	Parking	Utilities
Gated Complex	Underground	Electricity
Alarm System	Garage	Telephone
Electric Blinds	Private	
Entry Phone	Covered	
	Communal	
	More Than One	
Category		
Holiday Homes		
Investment		
Distressed		
Luxury		
Resale		
Contemporary		