



## Ground Floor Apartment for sale in Estepona, Estepona

1,075,000 €

Reference: SP1453 Bedrooms: 3 Bathrooms: 2 Plot Size: 41m<sup>2</sup> Build Size: 140m<sup>2</sup> Terrace: 39m<sup>2</sup>





## Costa del Sol, Estepona

Luxury New Apartments and Penthouses in the Golden Triangle Marbella Estepona Benahavis Exclusive New Development in a Prime Costa del Sol Location This new residential release offers 81 elegant apartments and penthouses with two and three bedrooms, located in the heart of the prestigious Golden Triangle where Marbella, Estepona and Benahavis meet. Set within a beautifully landscaped garden oasis, the project combines contemporary design, privacy and a privileged natural setting, ideal for both permanent living and investment on the Costa del Sol. Panoramic Golf Views and Resort Style Living The homes are positioned frontline to El Paraiso Golf Course, enjoying open panoramic views over a green valley and a peaceful environment. Residents benefit from a private resort style atmosphere with premium communal amenities, including a social club lounge, fully equipped gym, hammam, sauna and relaxation areas. Outdoors, a large swimming pool surrounded by landscaped gardens creates the perfect space to unwind and enjoy the Mediterranean climate. Spacious Homes with Exceptional Outdoor Areas Each property has been designed to the highest standards, with bright interiors and generous terraces that frame the surrounding golf and natural views. Ground floor apartments feature private gardens, with some units offering private swimming pools. Middle floor apartments enjoy large terraces, while penthouses stand out with expansive private solariums, some also with private pools, ideal for outdoor living and entertaining all year round. High Quality Specifications and Energy Efficiency All homes feature Porcelanosa porcelain flooring and tiling, furnished and fully equipped kitchens, tilt and turn windows and motorized blinds in living rooms and bedrooms. Comfort is guaranteed with aerothermal underfloor heating and ducted air conditioning with individual zoning, managed via an advanced home automation system. Hot water is produced by aerothermal energy, and photovoltaic panels installed on the building roof reduce energy consumption in communal areas. Each property includes one or two underground parking spaces and a private storage room. The development holds an energy certificate A, ensuring efficiency and sustainability. Strategic Location Close to Beach and Services Located just 2.5 km from the beach and directly next to El Paraiso Golf Course, this development offers excellent access to all amenities. Estepona, Marbella and Benahavis are only minutes away, offering beaches, marinas, restaurants and international schools. Malaga Airport is approximately 70 km away, Puerto Banus marina is 10 km, and several renowned golf courses are within a 5 km radius. Your Opportunity in the Golden Triangle This exceptional new development offers luxury, location and lifestyle in one of the most sought after areas of the Costa del Sol. Contact us today to receive more information or arrange your private viewing and secure your new home surrounded by golf, nature and Mediterranean elegance.



## Features:

### Features

Communal Pool  
Parking  
Private Pool  
Pool  
Golf  
Garden Views  
Garage  
Village Views  
Countryside  
Pool Views

### Energy Rating

A

### Views

Sea Views  
Panoramic Views

### CO2 Emission Rating

A

### Setting

Beachside  
Beachfront  
Town