



	Wohnung
	450.000€
	Estepona
	2
	2
	100m <sup>2</sup>
	0m <sup>2</sup>

???? Licensed Holiday Investment in La Resina Golf – Estepona Welcome to turnkey Costa del Sol living — with income ready from day one. Located in the sought-after La Concha–Resina Golf area of Estepona, this exceptional 2-bedroom apartment combines space, sunlight, privacy — and most importantly — a registered tourist licence (VFT). That means: ???? You can legally rent short-term immediately. No waiting. No paperwork delays. No uncertainty. ? The Property 135m<sup>2</sup> built with generous proportions 2 large double bedrooms 2 bathrooms (including en-suite) Bright open-plan living & dining area Fully fitted kitchen + separate utility room Expansive south-west facing terrace (all-day sun & sunset views) Central air conditioning Underground parking space included Private storage room included The terrace alone sells this property — ideal for holiday guests and lifestyle buyers alike. ???? The Community Gated urbanisation Beautifully maintained gardens Large communal swimming pool Peaceful golf-side setting Minutes to beaches, restaurants & A-7 access Quiet, secure, and highly rentable. ???? Why This Is a Smart Buy ?? Active tourist licence (huge value add) ?? Strong demand area for short-term rentals ?? Ideal south-west orientation ?? Parking + storage (rental premium feature) ?? Attractive price point for this size & location This is not just an apartment. It's a ready-made income-producing asset on the Costa del Sol. Perfect for: Investors seeking yield Buyers wanting a holiday home that pays for itself Relocation buyers who want flexibility Opportunities with a tourist licence already in place are increasingly rare in this area. ???? Enquire now — before someone else locks in the returns.

E-mail (24/7): [info@sempersol777.com](mailto:info@sempersol777.com) - Tel.: [+32.468.123.777](tel:+32468123777) (office hours)

**SEMPERSOL777 SL**, Av. Ricardo Soriano 72, Edificio Golden, Planta 1b, 29601 MARBELLA (only by appointment)

WEB: <https://www.sempersol777.com>: your website for Marbella Real Estate

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# Estepona

Ref. R5317012



## Lage

Nähe Meer  
Siedlung

## Orientierung

Südwest

## Zustand

Ausgezeichnet

## Pool

Gemeinschaftlich

## Klimakontrolle

Klimaanlage  
A/C Vorinstallierte  
A/C Warm  
A/C Kalt  
Zentralheizung

## Aussicht

Meer  
Berge  
Golf  
Land  
Panoramisch  
Pool  
Städtisch

## Merkmale

Überdachte Terrasse  
Einbauschränke  
Private Terrasse  
Solarium

## WiFi

Abstellraum  
Hauswirtschaftsraum  
Bad en Suite  
Grill  
Doppelverglasung  
Nähe Moschee

## Möbel

Möbliert

## Küche

Vollmontiert

## Garten

Gemeinschaftlich

## Bewachung

Voll Eingezäunt  
24-Stunden-Überwachung  
Safe

## Parkmöglichkeit

Tiefgarage  
Überdacht  
Straße  
Privat

## Anschlüsse

Elektrizität  
Trinkwasser  
Telefon

## Kategorie

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Günstiges Angebot  
Golf  
Ferienhäuser  
Investition  
Luxus  
Weiterverkauf

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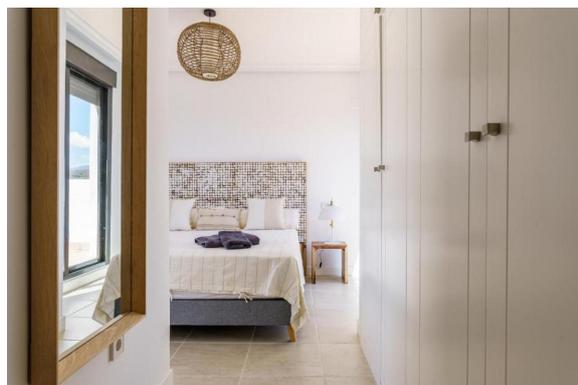
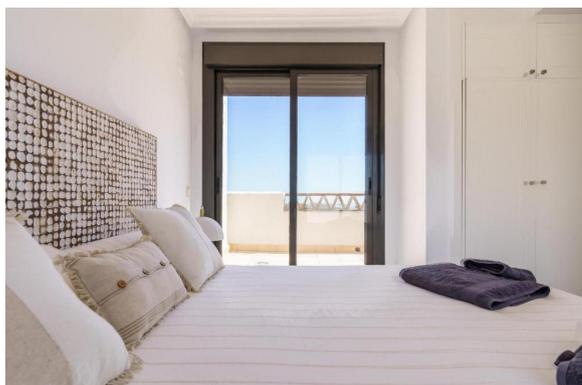
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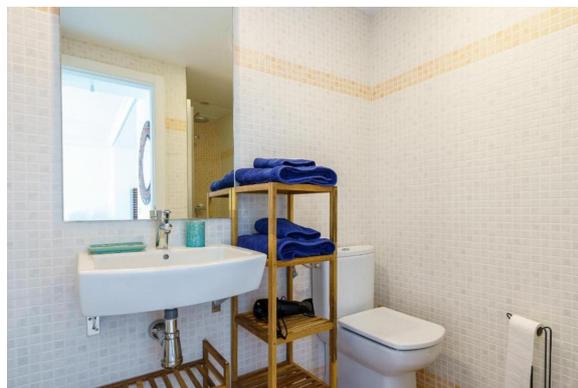
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