



	Appartement
	1.400.000€
	Estepona
	2
	2
	115m <sup>2</sup>
	38m <sup>2</sup>

Exclusive apartment located in the prestigious Doncella Beach complex in Estepona, directly on the beachfront and within a short walking distance of the town centre. This represents one of the last real opportunities to acquire a property of this calibre in such a prime location, making it particularly attractive from a long-term investment perspective. The apartment is situated on the ground floor and enjoys truly unique, open views of the Mediterranean Sea, Gibraltar and the African coastline, with the guarantee of no future development in front. The property is presented in immaculate condition, finished with top-quality materials and a timeless, elegant style characteristic of Doncella Beach. The layout comprises a spacious living area with large windows and direct access to the terrace and beautifully maintained gardens, a fully equipped kitchen, two comfortable bedrooms and two bathrooms, offering excellent comfort for both owners and guests. A private garage space and storage room are included. There are currently two identical apartments for sale side by side, offering a rare and exceptional opportunity to acquire both units and combine them into one outstanding beachfront residence, just a few steps from the sea, with the potential to create a 4- or even 5-bedroom property in first-line beach position — an extremely rare option in this location. The complex features 24-hour security, landscaped gardens, a heated swimming pool, spa and gym facilities, as well as direct access to the seaside promenade. The prohibition of tourist rentals ensures a peaceful and exclusive residential environment. This is a truly unique investment opportunity in one of the most sought-after areas of the Costa del Sol, with strong and sustainable long-term value growth potential.

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## Ligging

Eerstelijns strand  
Stad  
Commerciele omgeving  
Aan het strand  
Haven  
Dorp  
Dichtbij haven  
Dichtbij winkels  
Dichtbij zee  
Dichtbij stad  
Dichtbij scholen  
Jachthaven  
Dichtbij jachthaven  
Urbanisatie  
Front Line Beach Complex

## Zonorientatie

Noord  
Zuid

## Huidige Staat

Uitstekend

## Zwembad

Gemeenschappelijk  
Verwarmd  
Kinderbad

## Klimaatbeheersing

Airconditioning  
Warme A/C  
Koude A/C  
Vloerverwarming  
Vloerverwarming Badkamers

## Uitzicht

Zee  
Strand  
Weids  
Tuin  
Zwembad

## Extra's

Overdekt terras  
Lift  
Inbouwkasten  
Nabij vervoer  
Privé terras  
Satelliet TV  
WiFi  
Sportschool  
Sauna  
Berging  
Bijkeuken  
Ensuite badkamer  
Gehandicapten toegang  
Marmeren vloeren  
Jacuzzi  
Dubbele beglazing  
Domotics  
Restaurant op locatie  
Hotelbusje  
Buurt van een kerk  
Kelder  
Optische vezel

## Meubilering

Ongemeubileerd

## Keuken

Volledig ingericht

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## Tuin

Gemeenschappelijk  
Privé  
Fraai aangelegd  
Eenvoudig onderhoud

## Beveiliging

Omheind complex  
Elektrische rolluiken  
Deurbel met intercom  
Alarmsysteem  
24-uurs beveiliging  
Kluis

## Parkeergelegenheid

Ondergronds  
Garage  
Overdekt  
Straat  
Meer dan een  
Privé  
EV-laadpaal

## Voorzieningen

Elektriciteit  
Drinkwater  
Telefoon

## Categorie

Aan zee  
Golf  
Vakantiehuis  
Investering  
Luxe  
Modern

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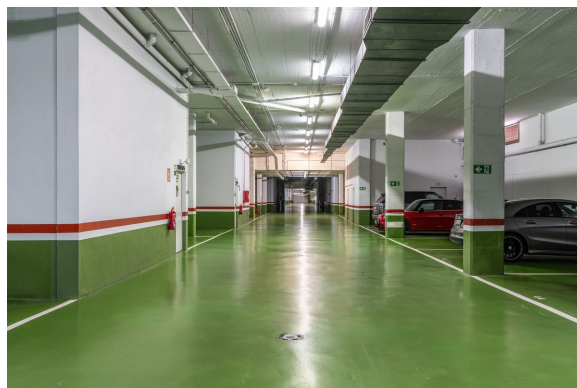
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# Estepona

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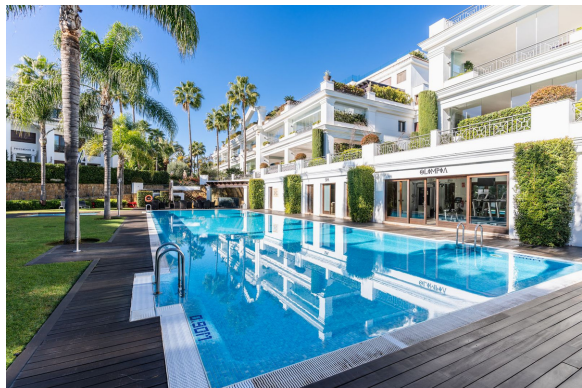
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