



1 bedroom Apartment in Estepona

Ref: N9007

233,000€

BQ1A - PT2 - P00 - PUERTA A

	SUP ÚTIL	EXTINT
Receptor	2,58 m²	int.
Salón Comedor Cocina	32,38 m²	int.
Dormitorio principal	13,91 m²	int.
Baño principal	3,73 m²	int.
Espacio Homes	1,96 m²	int.
Terraza	30,30 m²	ext.
Jardín	24,47 m²	ext.



Superficie Útil Interior	54,52 m²
Superficie Útil Exterior	54,77 m²
Superficie Construida con p.p. 20.	75,11 m²
Superficie Útil s/Decreto 218/2005 B.O.J.A.	59,97 m²
Superficie construida s/Decreto 218/2005 B.O.J.A.	82,33 m²

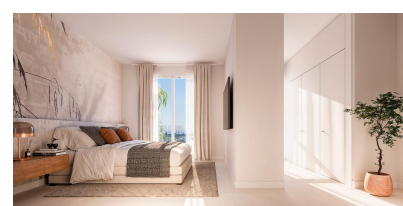
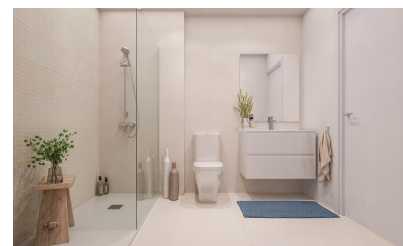


10/1 ABRIL 2025
ARCHIVO INTERNO

0 5 10 m

A efectos urbanísticos la vivienda se considera en planta semisótano.

El presente plano no es definitivo, ya que ha sido elaborado conforme al Proyecto Básico del Edificio y, por tanto, Nestor Homes se reserva la facultad de realizar las modificaciones necesarias por exigencias técnicas y/o urbanísticas por cuestiones administrativas y/o exigencias públicas, quedando en todo caso el Proyecto de Ejecución. Los números asociados por separado al edificio, incluido el de la planta, son meramente orientativos. Los datos de planta y/o distribución de espacios pueden no ser exactos. Las superficies estimadas son aproximadas, pudiendo experimentar modificaciones por razones de índole técnica y/o legal en el desarrollo de la ejecución de las obras.



Property type : Apartment

Swimming pool : Communal

House area : 82 m²

Location : Estepona

Plot area : 24 m²

Bedrooms : 1

Bathrooms : 1

✓ Garden

✓ Gymnasium

✓ Lift

✓ Terrace

✓ Airconditioning

New Build Residential Complex with Golf and Sea Views near Estepona Contemporary Living Surrounded by Nature and Golf Discover a new residential development located in a privileged setting near Estepona, on the western Costa del Sol. This exclusive complex features 144 modern apartments with 1, 2, and 3 bedrooms, distributed across six low-rise buildings. With cutting-edge architecture and a design that blends seamlessly into the natural landscape, this development offers breathtaking views of the Bay of Estepona and Valle Romano Golf Course. Nestled in an area known for its tranquility and scenic beauty, the complex offers the perfect balance between privacy, nature, and modern Mediterranean living. Bright and Spacious Homes with South-Facing Orientation All homes in the complex are south-facing, maximizing natural sunlight throughout the day. The large floor-to-ceiling windows enhance the connection between the interior and the stunning outdoor views, creating a bright and airy atmosphere. Ground-floor apartments offer private gardens, middle-floor homes come with spacious terraces, and penthouses boast generous solariums, ideal for enjoying the sun and Estepona's famous sunsets. Premium Amenities and Secure Gated Community Residents will enjoy a full range of high-quality amenities, including: Swimming pool surrounded by landscaped gardens Indoor gym and gourmet room for social gatherings Native green areas designed to reflect the local ecosystem Gated community with controlled access and a 24/7 security booth Each apartment includes a fully fitted kitchen with appliances, reinforced entrance door, aerothermal system for hot water, and ducted air conditioning for hot and cold air. A private parking space and storage room are also included in the price. Prime Location on the Costa del Sol This residential complex is ideally situated: Only 3 km from the beaches of Estepona 3.5 km to Estepona town centre with shops, restaurants, and cultural venues Adjacent to Valle Romano Golf, an 18-hole championship golf course 15 km to Puerto Banús and its luxury marina 20 km to Marbella 85 km to Málaga International Airport (about 55 minutes by car) Enjoy the Best of Golf, Sea, and Sunshine Whether you're looking for a permanent residence, a holiday retreat, or an investment in one of the most sought-after areas of the Costa del Sol, this development offers modern living, spectacular views, and unbeatable value. Contact us now to schedule a visit or receive more information about this exceptional new build near Estepona.

contact@s-homes.org

www.s-homes.es

+34 658 404 467

