

# Estepona

## Apartment / Apartamento

€530,000

Ref: X22654



2



2



75 m<sup>2</sup>



✓



Consumption  
G

Emissions  
Applied for

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)

Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143



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## Property Purchase Expenses

Property price .....	€530,000 (£458,768)
Transfer tax 7% .....	€37,100 (£32,114)
Notary fees (approx) .....	€750 (£649)
Land registry fees (approx) ...	€750 (£649)
Legal fees (approx) .....	€1,500 (£1,298)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,597)
Remainder of deposit to 10% .....	€50,000 (£43,280)
Final Payment of 90% on completion ....	€477,000 (£412,891)

\* Prices quoted in Pounds are illustrative and should only be used as a guide.

\* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

\* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

\* Price valid until sold

\* Conveyancing not included

\* The DIA is available at our office according to the Decree 218/2005

## Description

**\*\*Luxury Apartment with Two Terraces and Private Pool – Fully Furnished – Estepona, Costa del Sol\*\***

**\*\*Welcome to your new home on the Costa del Sol! \*\***

We present to you this stunning **\*\*138 m<sup>2</sup> apartment\*\***, located in an **\*\*exclusive residential complex\*\*** in Estepona. With a contemporary design, top-quality materials, and a **\*\*southwest orientation\*\*** that ensures natural light throughout the day, this property stands out for its comfort, style, and functionality.

The apartment features **\*\*two spacious bedrooms\*\***, **\*\*two full bathrooms\*\***, and is delivered **\*\*fully furnished\*\***, including furniture in the bedrooms, living room, bathrooms, and a kitchen equipped with top-brand appliances. Just bring your suitcases and move in.

Enjoy the Mediterranean climate year-round on **\*\*two spectacular private terraces\*\*** measuring **\*\*63.35 m<sup>2</sup> and 42.35 m<sup>2</sup>\*\***, perfect for relaxing, sunbathing, or enjoying unforgettable evenings. It also features a **\*\*private pool\*\***, ideal for cooling off on warm days.

The price includes a **\*\*12.50 m<sup>2</sup> parking space\*\*** and a **\*\*6.25 m<sup>2</sup> storage room\*\***. The complex offers **\*\*exclusive communal areas\*\***, including a **\*\*large swimming pool\*\***, **\*\*fully equipped gym\*\***, and a **\*\*coworking space\*\*** – ideal for remote workers or anyone needing a professional environment without leaving home.

With **\*\*central heating\*\*** and **\*\*air conditioning\*\***, comfort is guaranteed throughout every season.

Don't miss this unique opportunity to live or invest in one of Estepona's most sought-after locations.

**\*\*Contact us today and schedule your visit! \*\***.

\* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible