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ESTATES








# R5427229

Estepona

REF# R5427229 289.000 €

| BEDS | BATHS | BUILT |
|---|---|---|
| 3 | 1 | 81 m² |

Spacious 3-Bedroom Apartment with Underground Parking & Storage Room – Walking Distance to Estepona Old Town

Located in the sought-after Los Reales area, on the edge of Estepona town centre, this spacious apartment offers the perfect combination of comfort, convenience and excellent value.

Just a 5-minute walk from the famous Orchidarium and only 10 minutes from the charming Old Town, you'll enjoy all amenities, restaurants, shops and the beach within easy reach.

A rare opportunity, as the property includes both a private underground parking space and a storage room.

Built in 2001, the apartment features:
* 3 generous bedrooms, all with fitted wardrobes
* Bright living and dining room
* Fully equipped kitchen with a small utility terrace (lavadero) where the hot water boiler is located

* Family bathroom with bathtub
* Southeast orientation, providing plenty of natural morning and early afternoon sunshine
* Roller shutters throughout
* Lift access from the underground garage

Layout
Upon entering, you are welcomed into a central entrance hall.
To the right is the spacious living and dining area, while the kitchen with its utility terrace is located on the left.
A separate hallway leads to the three bedrooms and the family bathroom.

The apartment has been very well maintained and is perfectly habitable as it is.
However, a cosmetic update would allow the new owner ?to ?modernise ?it ?according ?to their ?own taste and ?significantly increase ?its value.

Additional ?features:
* ?Private underground parking
* ?Private storage ?room
* ?Lift
* Low ?community ?fees
* ?Low ?annual ?IBI ?(property ?tax)



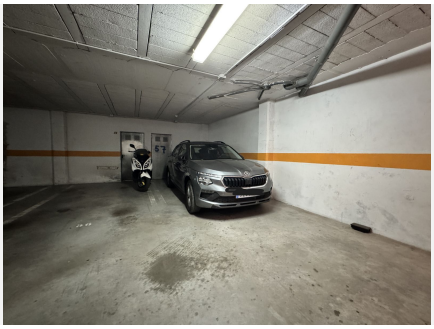





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