

# Estepona

## Apartment / Apartamento

€397,000

Ref: X22009



2



2



90 m<sup>2</sup>



✓



✓



Consumption  
G

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€397,000 (£334,552)
Transfer tax 7% .....	€27,790 (£23,419)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,264)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,528)
Remainder of deposit to 10% .....	€36,700 (£30,927)
Final Payment of 90% on completion ....	€357,300 (£301,097)

\* 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

Exclusive Apartment with Spacious Sunny Terrace and Sea Views on the Estepona Coast

Located on the first floor, this magnificent property offers privacy, comfort, and an unbeatable natural setting. Just 200 meters from exceptional beaches, it is set within a beautifully maintained residential complex featuring lush tropical gardens and a large year-round swimming pool. Ideally situated between the ports of Estepona and La Duquesa—both just a 5-minute drive away—where you'll find a wide variety of shops, restaurants, entertainment options, and prestigious golf courses.

The apartment features 2 bedrooms and 2 bathrooms (one of them en-suite). It boasts a spacious and bright southeast-facing living room with direct access to a generous terrace that offers panoramic views of the sea, the pool, and the gardens. The kitchen is fully equipped and includes a practical separate laundry area. In addition, the property comes with an underground parking space and a storage room.

A charming home that has everything you need to enjoy the Mediterranean lifestyle.

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