



2 Bedrooms Ground Floor Apartment in Estepona

Estepona

R5486014 – 625.000 €



2



2



98 m²



41 m²

****Luxury 2-Bedroom Garden Apartment with Sea Views in Mirador de Estepona Hills****

Beautiful south-facing ground-floor apartment located in the prestigious gated community of ****Mirador de Estepona Hills****, one of Estepona's most distinctive residential resorts, just minutes from the town centre, marina and Mediterranean beaches.

Completed in 2018, the property offers a bright and contemporary interior with an open-plan living and dining area, a modern fully equipped kitchen with a separate utility room, two spacious bedrooms and two bathrooms.

The property offers a **total built area of 137 m²**, complemented by approximately **34 m² of covered and open terraces** and a **41 m² private garden**, providing generous indoor and outdoor living space.

The terrace and private garden create an ideal setting for outdoor dining, entertaining or simply enjoying the Costa del Sol climate throughout the year.

Thanks to its desirable **south-facing orientation**, the apartment benefits from abundant natural light and attractive open views towards the Mediterranean Sea, landscaped gardens and the surrounding resort.

One of the major highlights of Mirador de Estepona Hills is its exceptional pool and leisure infrastructure. Residents enjoy access to **multiple resort-style communal swimming pool areas**, including a **central swimming pool with solar-assisted temperature regulation**, helping to maintain the water temperature through solar energy.

The central pool area also features spacious sunbathing and relaxation zones together with a **poolside restaurant and café open throughout the year**, creating a genuine resort-style atmosphere within the development.

In addition, the community offers a spectacular **south-facing infinity pool with panoramic Mediterranean Sea views**, as well as a dedicated pool club for owners.

The apartment includes a **private underground parking space and a private storage room**, offering additional convenience and secure storage.

Mirador de Estepona Hills combines privacy, security and an extensive range of lifestyle amenities within beautifully landscaped surroundings. Residents benefit from **24-hour security, CCTV surveillance, concierge service, tropical gardens, children's areas and extensive communal leisure and walking areas**.

The development also offers a large **sports and wellness centre, gym facilities, tennis court and padel courts**, providing a wide range of sporting and leisure options within the community.

Its elevated position between the Mediterranean Sea and Sierra Bermeja provides an excellent balance of tranquillity, panoramic surroundings and convenient access to everything Estepona has to offer.

An outstanding opportunity for those looking for a **permanent residence, luxury holiday home or investment property** within one of Estepona's most complete resort-style residential communities.

Key Features:

- **137 m² total built area**
- **Approx. 34 m² of terraces**
- **41 m² private garden**
- 2 bedrooms
- 2 bathrooms
- Ground-floor apartment
- South-facing orientation

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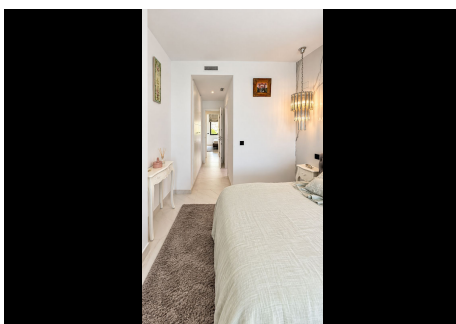
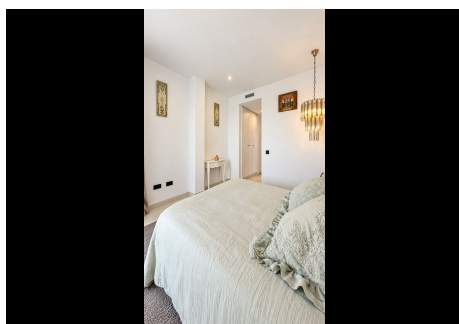
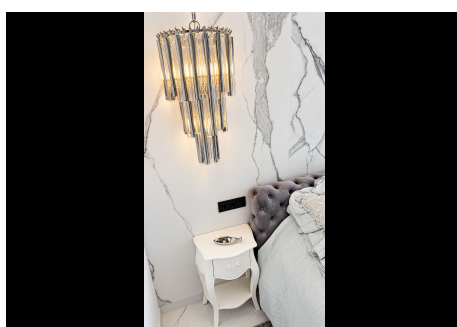
- Mediterranean Sea views
- Fully equipped kitchen
- Separate utility room
- Multiple communal swimming pool areas
- Central solar-assisted tempered swimming pool
- South-facing infinity pool with panoramic sea views
- Dedicated owners' pool club
- Spacious poolside relaxation and sunbathing areas
- Poolside restaurant & café open throughout the year
- Private underground parking space
- Private storage room
- Gated community
- 24-hour security & CCTV
- ?Concierge ?service
- ?Tropical ?landscaped ?gardens
- Children's ?areas
- Extensive communal leisure ?areas
- ?Sports ?& ?wellness ?centre
- ?Gym facilities
- ?Tennis court
- Padel courts
- Close ?to ?Estepona ?town ?centre, ?marina ?and ?beaches



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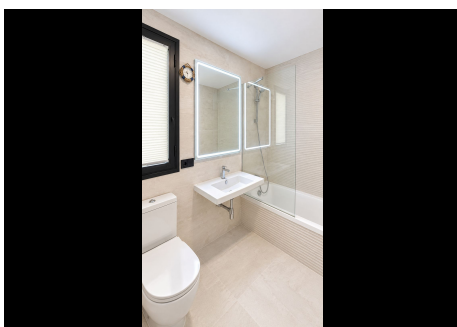
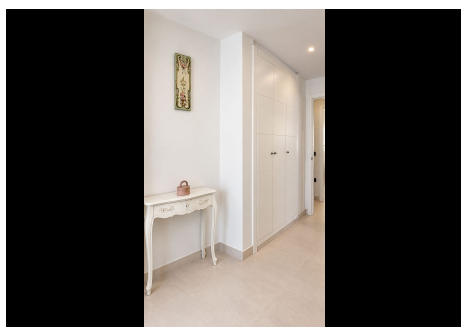
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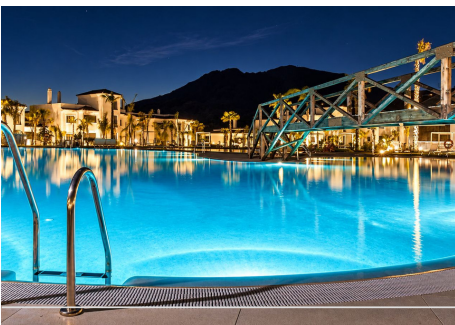
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