



## Ground Floor Apartment for sale in Estepona, Estepona

**337,000 €**

Reference: R5021248   Bedrooms: 3   Bathrooms: 1   Build Size: 101m<sup>2</sup>





## Costa del Sol, Estepona

APARTMENT IN ESTEPONA-HUERTA NUEVA Beautiful home in Huerta Nueva, five minutes from the beach and the promenade. Its location offers direct access to major avenues, including the new Boulevard that connects to Estepona's old town, institutions such as the Town Hall, municipal parking, medical centers, and the town's main shopping and leisure areas, ensuring the profitability of this property as an investment. The home stands out for its brightness and large dimensions. Its dual east-west orientation allows natural light to enter throughout the day, maintaining a cool temperature in the summer and a warm one in the winter. As this home is adapted for people with reduced mobility, there is the option of implementing various renovation projects. It currently consists of a living room, three bedrooms, a bathroom, and a kitchen distributed on both sides of a large central hallway. All rooms open onto the outside, enjoying morning and afternoon sun. Don't miss this opportunity and visit this home with us. In compliance with Andalusian Regional Government Decree 2182005 of October 11, the client is informed that notary, registry, and property transfer fees are not included in the price. However, real estate brokerage fees are included. The client has the right to receive a copy of the corresponding Abbreviated Information Document for the property.



## Features:

Features	Orientation	Views
Lift	North West	Urban
Private Terrace		Street
Setting	Condition	Furniture
Commercial Area	Renovation Required	Part Furnished
Close To Port		
Close To Sea		
Close To Shops		
Close To Schools		
Town		
Village		
Kitchen	Utilities	Category
Partially Fitted	Electricity	Investment
	Drinkable Water	Resale
	Telephone	