



# Middle Floor Apartment for sale in Estepona, Estepona

**560,000 €**

Reference: R5287054 Bedrooms: 2 Bathrooms: 1 Build Size: 102m<sup>2</sup>





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## Costa del Sol, Estepona

The subject property is a rare two-bedroom, one-bathroom apartment located in the very heart of Estepona's charming Old Town & FRONTLINE BEACH, an area renowned for its authenticity, character, and highly desirable coastal lifestyle.

Presented in key-ready condition with classic Spanish charm, the home also offers an exceptional opportunity for transformation through renovation, thanks to its flexible and well-proportioned layout.

Unusually for a property in this historic centre, it features generously sized bedrooms, a comfortable living area, and a spacious kitchen, attributes that are increasingly difficult to find in such a prime and central location.

Stepping outside, residents are immersed in the vibrant atmosphere of the Old Town, with its flower-lined streets, traditional plazas, boutique shops, and an outstanding selection of cafés, tapas bars, and restaurants all within immediate walking distance.

From an investment perspective, this location significantly enhances the property's appeal. Demand for well-located homes in the Old Town continues to grow, particularly those within walking distance of the beach and local amenities. With a thoughtful refurbishment, the property has the potential to deliver an excellent return on investment, making it equally attractive to lifestyle buyers and investors seeking a standout opportunity in one of Estepona's most sought-after and authentic neighbourhoods.



## Features:

### Features

Lift  
Near Transport  
Satellite TV  
Marble Flooring  
Fitted Wardrobes  
WiFi  
Near Church

### Views

Urban  
Street

### Furniture

Optional

### Utilities

Electricity  
Drinkable Water  
Telephone  
Gas

### Orientation

West

### Setting

Beachside  
Close To Port  
Close To Sea  
Close To Shops  
Close To Schools  
Beachfront  
Town  
Close To Marina  
Front Line Beach Complex

### Kitchen

Fully Fitted

### Category

Investment  
Beachfront  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Parking

Garage  
Street