

## Townhouse for sale in Estepona, Costa del Sol

2 Bedrooms | 2 Bathrooms | 77 m<sup>2</sup> Interior | 12 m<sup>2</sup> Terraces  
€ 95 IBI



### Property Description

#### SECOND LINE BEACH 2 BED/2 BATH TOWNHOUSE - ESTEPONA PROMENADE!

Immaculately maintained and upgraded family townhouse less than 2 minutes walking distance from the emblematic Mirador de Estepona, the new promenade and the beach!

Nestled in a quiet street and enjoying a south orientation, with no tall buildings nearby to shadow it, the house was refurbished and just needs cosmetic upgrades. It would, however, allow for a vertical extension to be built in, subject to the current regulations and building ratios.

Currently the house is built on 3 floors. The ground floor houses the living room, an unusually large kitchen with dining table and exit to a pantry/laundry room plus a full bathroom.

Upstairs we find 2 good size bedrooms. One of them faces north and has a walk-in wardrobe and exit to a patio from where a ladder gives access to the solarium/roof area. Here is where a more accessible terrace with stunning sea views could be developed.

This information is presumably correct but not guaranteed. The price or sale status can be modified without prior notice.

C/ The Rolling Stones, s/n C.C. Cabopino, Mimosas Golf, local 10, (29804) Marbella - Spain Tel. +34 691 710 545 - Email. [info@apexmarbella.com](mailto:info@apexmarbella.com)

The other bedroom has a south facing balcony and sea views. There is a full bathroom servicing this floor.

The family home has been regularly maintained and upgraded by the current owners and is in perfect working order, ready to be lived in and enjoyed. A fantastic opportunity for non-EU citizens to secure their Golden Visa status before it is withdrawn next month.

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