

Estepona

Apartment / Apartamento

€429,900

Ref: X22571



2



2



110 m²



120 m²



✓



✓



Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€429,900 (£370,961)
Transfer tax 10%	€42,990 (£37,096)
Notary fees (approx)	€750 (£647)
Land registry fees (approx) ...	€750 (£647)
Legal fees (approx)	€1,500 (£1,294)

Standard form of payment

Reservation deposit	€3,000 (£2,589)
Remainder of deposit to 10%	€39,990 (£34,507)
Final Payment of 90% on completion	€386,910 (£333,865)

* 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

Enjoy Mediterranean living just minutes from the beach in this newly completed garden apartment, located in the peaceful and up-and-coming Selwo area of Estepona. This 2-bedroom, 2-bathroom home blends sleek contemporary design, private outdoor space, and high-end resort-style amenities, perfect for both homeowners and savvy investors. The property comes with a valid tourist license and is already operating as a turnkey rental investment, ready to generate income from day one. Its location and community features make it an exciting and highly attractive option for holidaymakers, with world-class amenities designed to appeal to both short-term guests and long-stay visitors. Whether it's morning walks along the shore, afternoons on the golf course, or relaxing evenings on your spacious garden terrace, this home offers a perfect blend of comfort, modern living, and investment potential on the Costa del Sol.

Key Features:

Recently completed with high-quality finishes and energy-efficient systems

Open-plan living and dining area with floor-to-ceiling sliding glass doors leading to a private garden

Fully equipped kitchen with integrated appliances

Spacious master bedroom with built-in wardrobes and en-suite bathroom

Central air conditioning and aerothermal heating for year-round comfort

Large-format floor tiles in neutral tones and high-quality ceramic finishes in bathrooms

Intelligent dual-flow ventilation system and ventilated façades for excellent energy efficiency

Includes underground parking space and private storage room

Comes with tourist license and active rental operation, offering immediate rental income

Exclusive Phase 2 Amenities:

Several outdoor swimming pools with landscaped sun decks

Heated indoor pool, spa with jacuzzi, sauna, and steam room (opening early 2025)

Fully equipped gym and wellness area

Social clubhouse, coworking space, cinema room, and private event areas

Kids' club and playgrounds for younger residents

Secure gated community with CCTV and concierge services

Prime Location:

5 minutes to the beach and scenic coastal walkways

Close to top golf courses: La Resina Golf (2 minutes), El Paraíso Golf (7 minutes), Atalaya and Estepona Golf (10–15 minutes)

10 minutes to Estepona Old Town and marina

15 minutes to Puerto Banús, 20 minutes to Marbella

Near schools, supermarkets, hiking trails, and all local amenities

Approximately 45–50 minutes to Málaga and Gibraltar airports

Walking distance to Selwo Aventura nature park, a 14-hectare wildlife reserve with over 1,000 animals

Perfect for Living or Investment:

This property is ideal as a permanent residence, a stylish holiday getaway, or a fully licensed short-term rental. With an already established income stream and access to luxury facilities that appeal to international tourists, it offers a turnkey opportunity in one of the Costa del Sol's most promising residential communities.