

# BROMLEY ESTATES

*Marbella*



## TOWNHOUSE 3 BEDROOMS 2.5 BATHROOMS IN ESTEPONA

📍 Estepona

REF# R5202949 €489,000

BEDS

3

BATHS

2.5

BUILT

167 m<sup>2</sup>

TERRACE

52 m<sup>2</sup>

Elegant Three-Bedroom Townhouse in Gated Community | Estepona

Set within one of Estepona's most sought-after gated communities, and just 22 minutes walk from the beach (1.5km), this beautifully maintained three-bedroom townhouse offers a refined balance of space, comfort and modern living.

A double-height entrance hall creates an immediate sense of openness, leading into a contemporary kitchen with premium appliances and a versatile glass-enclosed space. The main living and dining area connects seamlessly to a covered terrace with glass curtains, providing a year-round setting with garden and sea views. Upstairs, the property offers three well-proportioned bedrooms and two bathrooms. The principal suite benefits from a private terrace with open views towards the sea and golf, while the guest bedrooms share a well-appointed bathroom. The lower level features a private double garage with ample storage, adding practicality and security. Air conditioning and a modern heat-pump system provide efficient climate

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control throughout the home.

Conveniently located close to Estepona's newest amenities, including the hospital, schools, golf courses and Alcazaba Lagoon, with shops nearby and the beach within walking distance.

A well-positioned turnkey home offering quality, comfort and lifestyle appeal in Estepona

**\*\*Total build size is 220m<sup>2</sup> including communal areas\*\***



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