

Apartment in New Golden Mile – 3 bedrooms – 2 baths
 Bedrooms **3** Bathrooms **2** Built **110m²** Terrace **41m²**
R5320690 **property** **New Golden Mile** **825.000€**

Beachfront 3 Bedroom Apartment with Transferable Tourist Licence | New Golden Mile, Estepona
 Positioned within a prestigious beachfront development on the highly desirable New Golden Mile
 between Marbella and Estepona, this spacious three-bedroom apartment offers a refined blend of
 modern luxury, and coastal elegance. The property benefits from a registered and transferable
 Andalusian tourist licence, allowing legal short-term rentals for up to six guests, making it an
 excellent option for both lifestyle buyers and investor - with current rental income estimated at
 €45.000 to €50.000 per year. Located on the ground floor, the property enjoys a peaceful setting
 within beautifully maintained tropical gardens while remaining just moments from the Mediterranean
 shoreline. The apartment welcomes you with a generous entrance hall that leads into a bright and
 inviting living and dining area, perfectly designed for relaxed everyday living as well as entertaining
 guests. Large sliding doors open onto a substantial private terrace, creating a seamless connection
 between indoor and outdoor living and offering direct access to the communal gardens. The property
 features three well-proportioned bedrooms and two bathrooms, along with a fully equipped kitchen
 and a practical layout throughout. With approximately 110 m² of interior living space and an
 impressive terrace of over 41 m², the apartment provides excellent space to enjoy the Costa del Sol
 climate all year round. This 5* community is renowned for its resort-style atmosphere and
 exceptional facilities. Residents benefit from direct beach access, beautifully landscaped gardens, a
 large outdoor swimming pool, heated indoor pool, spa area, gymnasium, and concierge services,
 creating a private oasis just minutes from some of the coast's finest beach clubs and restaurants.
 The development is also ideally situated close to the Kempinski Hotel, Estepona town centre, and
 Puerto Banús, making it perfectly positioned for both relaxation and convenience. The property also
 includes two private underground parking spaces and a storage room, adding further convenience
 and value. Whether as a stylish holiday retreat, investment property, or full-time residence, this
 stunning property offers the chance to enjoy the very best of Mediterranean living in a truly privileged
 location. Ground Floor Apartment, New Golden Mile, Costa del Sol. 3 Bedrooms, 2 Bathrooms, Built
 110 m², Terrace 41 m². Setting : Beachfront, Close To Golf, Urbanisation, Front Line Beach
 Complex. Orientation : South. Condition : Excellent. Pool : Communal, Indoor, Heated, Children`s
 Pool. Climate Control : Air Conditioning, Pre Installed A/C, Hot A/C, Cold A/C. Views : Garden.
 Features : Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, Gym, Sauna,
 Storage Room, Ensuite Bathroom, Marble Flooring, Double Glazing, 24 Hour Reception, Fiber Optic.
 Furniture : Optional. Kitchen : Fully Fitted. Garden : Communal. Security : Gated Complex, 24 Hour
 Security. Utilities : Electricity, Drinkable Water. Category : Beachfront, Golf, Resale.