



Middle Floor Apartment for sale in Estepona, Estepona

400,000 €

Reference: R5274334 Bedrooms: 2 Bathrooms: 2 Build Size: 90m<sup>2</sup>





## Costa del Sol, Estepona

Modern 2-Bedroom Apartment with Parking in Residencial Puerto Blanco, Estepona

This well-presented 2-bedroom, 2-bathroom apartment is located in the modern residential development Residencial Puerto Blanco, Estepona, completed in 2020.

The property is situated on the first floor (Level 1) of Portal 2 and offers a total built area of 90.74 sqm, with 66.15 sqm of usable interior space, plus a private terrace.

The layout comprises an entrance hall, fully fitted kitchen, bright living-dining area, two bedrooms, two bathrooms, a separate utility/laundry area, and direct access to the terrace. The apartment enjoys a practical and comfortable distribution, ideal for both residential living and rental use.

Included in the price is a private underground parking space, located on Basement Level -2, with 13.39 sqm usable space.

The development benefits from:

Modern construction (2020)

Lift access

Underground parking

Access to a residents' social club

Well-maintained communal areas

The property holds a First Occupancy Licence and a valid Energy Efficiency Certificate, making it ready for immediate use or rental.

Located in Estepona, the property offers convenient access to local amenities, beaches, and transport links, making it suitable as a permanent residence, holiday home, or investment property.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Ensuite Bathroom  
WiFi

### Views

Sea  
Mountain  
Pool  
Port  
Urban

### Pool

Communal

### Garden

Communal  
Private

### Utilities

Electricity  
Drinkable Water  
Telephone  
Solar water heating

### Orientation

South East

### Setting

Commercial Area  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Port  
Marina  
Close To Marina

### Furniture

Fully Furnished

### Security

Entry Phone  
Safe

### Category

Holiday Homes  
Investment  
Bargain  
Resale

### Climate Control

Air Conditioning  
Central Heating

### Condition

Excellent  
New Construction

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Street