



## Penthouse Duplex for sale in Estepona, Estepona

440,000 €

Reference: R5294788 Bedrooms: 4 Bathrooms: 2 Build Size: 95m<sup>2</sup> Terrace: 90m<sup>2</sup>





## Costa del Sol, Estepona

Discover this charming duplex penthouse in the heart of Estepona's historic old town, nestled on the vibrant pedestrian street. Just 50 metres from the golden sands of Playa de la Rada and a mere 30 metres from the picturesque Plaza de las Flores – Estepona's lively central square adorned with fountains, cafes, and the Provincial Art Museum (MAD) – this property offers an unbeatable location in the "Garden of the Costa del Sol." Surrounded by flower-filled cobbled streets, boutique shops, traditional tapas bars, and restaurants, it's perfect for embracing the authentic Andalusian lifestyle, with easy access to attractions like the Orchid House botanical garden and the scenic Paseo Marítimo promenade. Spanning 95 m<sup>2</sup> built (85 m<sup>2</sup> usable), this well-maintained, second-hand home features three spacious bedrooms, a bright living room, an independent kitchen, a laundry room, an inner patio for added light and privacy, and an attic cleverly converted into a home office. Additional highlights include two bathrooms, a terrace and balcony for outdoor relaxation, built-in wardrobes, a storage room, and desirable south-facing orientation for abundant natural light. Situated on the exterior-facing second floor of a building without a lift, this duplex penthouse combines classic charm with modern comfort. Priced at €440,000 – an exceptional opportunity in Estepona's sought-after casco antiguo.



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Storage Room  
Double Glazing  
Fitted Wardrobes  
Solarium  
WiFi  
Utility Room  
Restaurant On Site  
Near Church  
Fiber Optic

### Setting

Commercial Area  
Beachside  
Close To Port  
Close To Sea  
Close To Shops  
Close To Schools  
Beachfront  
Town  
Close To Marina

### Kitchen

Fully Fitted

### Orientation

South

### Condition

Good

### Security

Alarm System

### Views

Panoramic  
Courtyard  
Urban  
Street

### Furniture

Fully Furnished

### Parking

Street