



Ground Floor Apartment in Estepona

Price € 635,000

Bedrooms	2
Bathrooms	2
Build Size	94 m ²
Terrace	28 m ²
Plot Size	174 m ²

SETTING

- ✓ Town
- ✓ Close To Shops
- ✓ Close To Schools
- ✓ Beachside
- ✓ Close To Sea
- ✓ Close To Marina
- ✓ Close To Port
- ✓ Close To Town

CONDITION

- ✓ Excellent
- ✓ New Construction

POOL

- ✓ Communal
- ✓ Children`s Pool

CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Central Heating

VIEWS

- ✓ Garden
- ✓ Urban

FEATURES

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Storage Room
- ✓ Near Church
- ✓ Lift
- ✓ Private Terrace
- ✓ Utility Room
- ✓ Fitted Wardrobes
- ✓ Gym
- ✓ Access for people with reduced mobility

FURNITURE

- ✓ Not Furnished

KITCHEN

- ✓ Fully Fitted

GARDEN

- ✓ Private

SECURITY

- ✓ Gated Complex

PARKING

- ✓ Underground
- ✓ Garage
- ✓ Private

CATEGORY

✓ Holiday Homes

✓ Investment

✓ Resale

Brand new 2-bedroom, 2-bathroom ground floor apartment in the recently completed Isidora Living development in Estepona, offering the rare combination of a modern, key-ready home with the financial advantage of being a resale. As the property has already completed, it is purchased with just 7% ITP instead of the usual 10% VAT plus stamp duty applicable to new builds, representing a notable saving for the next owner.

The apartment offers a well-designed contemporary layout with a bright open-plan living and dining area connected to the outdoor spaces. In addition to a generous 29m² of terraces, ideal for outdoor dining and relaxing, the property also benefits from a private 52m² garden, giving it the feel of a small house and making it particularly attractive for buyers looking for ground floor living with usable exterior space.

The current owners have also added several value-enhancing upgrades. The kitchen was improved from the standard specification to a higher quality Siemens appliance package - valued at nearly €8000, and the property includes an allocated underground parking space within the secure garage together with an additional private storage room, purchased specifically to improve practicality and long-term resale appeal.

Isidora Living is a contemporary gated community with well thought-out communal areas including tropical landscaped gardens an adult swimming pool and separate children's pool, a fully equipped gym, a co-working and social space, outdoor barbecue area and a dedicated children's play area.

The location is another strong feature, within comfortable walking distance of Estepona town, the beach and daily amenities, making this an excellent option for both full-time living and holiday use.

[View Property Online](#)

GALLERY





Vivi Real Estate | Calle Almendralejo de Jarales 5 Mijas Costa, 29640

Tel: +34 672 816 975

Email: sales@vivi-realestate.com | Web: www.vivi-realestate.com