

## Penthouse for sale in Estepona, Costa del Sol

3 Bedrooms | 2 Bathrooms | 108 m<sup>2</sup> Interior | 307 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 575 IBI | € 129 Rubish tax | € 4,392 Community fees



### Property Description

The only residence on its floor, this exceptional penthouse offers a level of privacy and exclusivity that cannot be replicated elsewhere in the development. A rare 360° orientation delivers breathtaking views of both the Mediterranean and the Andalusian mountains - from every room, every day.

The space comprises 108,46 m<sup>2</sup> of built area plus a 307,60 m<sup>2</sup> terrace - ca. 400 m<sup>2</sup> in total. Part of the terrace has been enclosed with Lumon glass curtains and full air conditioning, expanding the usable interior to approximately 200 m<sup>2</sup> of living space usable year-round, alongside 200 m<sup>2</sup> of open terrace for pure Mediterranean outdoor living. The interior has been thoughtfully reconfigured into two expansive bedroom suites, prioritising comfort and flow.

Finished to an excellent standard throughout, with underfloor heating in the bathrooms and high-quality furnishings available by separate negotiation.

The community permits short-term holiday rentals, making this penthouse both a perfect home and

a compelling investment opportunity in one of the Costa del Sol's most active rental markets. 2 private parking spaces and a large storage room are included.

Located in one of Estepona's most prestigious residential addresses, with easy access to the marina, beach promenade, and both Málaga and Gibraltar airports.

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