



**Property type :** Apartment

**Location :** Estepona

**Bedrooms :** 2

**Bathrooms :** 2

**Swimming pool :** Communal

**Garden :** Private

**Orientation :** Southwest

**Views :** garden

**Parking :** Communal parking

**House area :** 157 m<sup>2</sup>

- ✓ close to shops
- ✓ Utility room
- ✓ Airconditioning

- ✓ Fitted wardrobes
- ✓ Terrace

- ✓ Lift
- ✓ Furnished

Discover this elegant ground floor apartment that perfectly combines space, comfort and an unbeatable location in one of the most sought-after developments in Benahavís. The property features a bright open-plan living and dining area with direct access to a sunny southwest-facing terrace and a private garden, creating the ideal spot to relax, host dinners al fresco or enjoy quality time with family and friends.

It offers two spacious bedrooms and two modern bathrooms, including a generous master suite with en-suite bathroom and direct access to the terrace, providing both privacy and a light-filled atmosphere. The fully fitted kitchen includes a convenient separate laundry area, while additional features such as hot and cold air conditioning and underfloor heating in the bathrooms ensure year-round comfort.

Living in Benatalaya means enjoying an exclusive lifestyle surrounded by beautifully maintained tropical gardens, several outdoor swimming pools, a heated indoor pool, a fully equipped gym, sauna and spa area, all within a secure gated community with 24-hour security.

The location is second to none: just 10 minutes from Puerto Banús, 15 minutes from Marbella and Estepona, and 50 minutes from Málaga Airport, with beaches, golf courses, schools, restaurants and all essential services just a short distance away.

This apartment is the perfect choice as a permanent residence, a holiday home or a profitable investment, offering the opportunity to live in a privileged setting on the Costa del Sol. A true gem in Benahavís, ready to captivate you from the very first visit.



