+34 610 31 79 42 info@estepona-invest.es

[redacted] New Golden Mile [redacted]: R5355319

[redacted]: 2 [redacted]: 2 M²: 75 [redacted]: 550 000 €

[redacted]: [redacted] [redacted]: [redacted] [redacted]: [redacted]

[redacted]:This modern 2-bedroom penthouse for sale on Estepona's New Golden Mile, consists of approximately 89 m² of interior space with 62 m² of terraces, including a private solarium with panoramic sea and mountain views, and is competitively priced at €550,000. Located within the Oceana Views community, the property combines contemporary design with strong value positioning in a recently built development. With an asking price of €550,000, this 2-bedroom penthouse offers full furniture inclusion and excellent outdoor living. Positioned within a secure gated community, it enjoys proximity to amenities, the beach and village life. Property Highlights: * 2 bedrooms and 2 bathrooms including en-suite * Priced at €550,000, approximately 10% below comparable units * 27 m² main terrace plus 35 m² rooftop solarium * Panoramic sea, mountain and river valley views * Fully furnished with large furniture included * Underground parking and private storage included * Lift access from garage and pool level * Community allows application for rental licences Interior Layout The apartment is designed with a practical open-plan layout, maximising natural light through full-width floor-to-ceiling sliding doors. The living, dining and kitchen areas flow seamlessly, creating a bright and functional space for everyday living. The kitchen is fully fitted with modern appliances, while both bedrooms are well-proportioned doubles. The primary bedroom includes an en-suite bathroom, and the second bedroom is served by a separate guest bathroom. Shutters are fitted throughout for comfort and privacy. Terraces and Views Outdoor space is a key feature, beginning with a 27 m² terrace directly off the living area, offering open views across the Guadalmansa river valley towards the sea and surrounding mountains. A staircase leads to the 35 m² rooftop solarium, which enjoys all-day sun and uninterrupted panoramic views extending to Gibraltar and the African coastline. The terrace orientation ensures sun from midday through to sunset. Community and Location Oceana Views is a modern gated community completed in 2021, featuring landscaped gardens and a large communal pool. Residents also have the option to join the nearby Santa Vista Clubhouse, which offers a gym, indoor pool and social facilities. The property is located on the New Golden Mile, within a 10-minute walk of Cancelada village, where a range of restaurants, shops and supermarkets are available. The beach is approximately a further 10-minute walk, while public transport links provide easy access to Estepona, Puerto Banús and Marbella. Why this Penthouse Stands Out: * Strong value pricing compared to similar units * Dual outdoor spaces including rooftop solarium * Turnkey condition with furniture included * Rental licence pathway already approved by community * Walkable access to village amenities and beach FAQs How much are the total purchase costs? Purchase costs are approximately 10% of the property price. For a €550,000 property, this is around €55,000, giving a total budget of approximately €605,000 (£520,000 / $650,000). We'll confirm exact figures when making an offer. Can the property be used for holiday rentals? Yes. While a licence is not currently in place, the community has approved the ability for owners to obtain one, subject to application and local regulations. How far is the beach? The beach is approximately a 15–20 minute walk, crossing via pedestrian bridges from Cancelada village. What facilities are available in the community? The community offers a large swimming pool and landscaped gardens, with optional membership at the nearby Santa Vista Clubhouse. Is the property accessible by lift? Yes. The penthouse has lift access from both the underground parking and pool level.

[redacted]:

[redacted], [redacted], None, [redacted], [redacted], Holiday Home, Investment, Resale