

# ALL IN

real estates



## Penthouse in Estepona

Bedrooms **3**

Bathrooms **2**

Built **108m<sup>2</sup>**

Terrace **307m<sup>2</sup>**

**R5337916**

**Penthouse**

**Estepona**

**998.000€**

Panoramic Sea & Mountain Views · Unrivalled Privacy · 400 m<sup>2</sup> Total Space 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 registered built area plus a 307.60 m<sup>2</sup> terrace - approximately 400 m<sup>2</sup> in total. Part of the terrace has been enclosed with Lumon glass curtains and full air conditioning - hot and cold -creating a series of additional living zones usable year-round without sacrificing natural light or views. One of these enclosed spaces has been fitted as a dedicated home office — a fully climate-controlled, glass-enclosed room that functions as a true third room, separate from the main living areas. The remaining 200 m<sup>2</sup> of open terrace is pure Mediterranean outdoor living. Originally configured as a 3-bedroom apartment, the layout has been thoughtfully redesigned into two expansive bedroom suites — prioritising generous proportions and flow — with the third space reimagined as a private office. The result is a home that offers the footprint and flexibility of a 3-bedroom property, with the comfort level of a two-suite residence. 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 - Mirador de Estepona Hills - with easy access to the marina, beach promenade, and both Málaga and Gibraltar airports.

Access for people with reduced mobility

Double Glazing

Private Terrace

WiFi

Access for people with reduced mobility

Ensuite Bathroom

Restaurant On Site

Covered Terrace

Fitted Wardrobes

Utility Room