



## Duplex for sale in Estepona, Estepona

**850,000 €**

Reference: R5004490 Bedrooms: 4 Bathrooms: 5 Plot Size: 20m<sup>2</sup> Build Size: 260m<sup>2</sup>







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## Costa del Sol, Estepona

Presenting an exceptional duplex sanctuary nestled within the prestigious Belgravia complex, mere steps from Estepona's vibrant harbor and sun-kissed shores. Originally conceived as separate ground-floor and mezzanine units, this residence has been masterfully reimagined into a luminous, two-level haven, exuding sophistication for both grand entertaining and serene coastal living. The terrace has been added to the living room, but can be easily converted back into the original terrace space. The lower level unveils an expansive living area seamlessly integrated with a designer open-concept kitchen and dining space, bathed in natural light and framed by chic French doors. These open to a secluded garden terrace—a tranquil retreat shared with only one adjoining residence—ideal for alfresco mornings or sunset gatherings. A graceful staircase ascends to the upper floor, where three generously proportioned bedrooms await, each curated for privacy and comfort. Crowning the residence is the opulent master suite, a sprawling retreat featuring a stately four-poster bed, a sunlit sitting area, and a lavish open-concept bathroom. Here, freestanding tubs and artisanal finishes create a spa-like sanctuary. The additional bedrooms boast ensuite bathrooms adorned with premium details, complemented by a convenient guest powder room nestled between them. Beyond its refined interiors, this home is enriched by Belgravia's resort-style amenities: a shimmering communal pool, a convivial barbecue lounge, and a poolside bar perfect for savoring Andalusia's famed joie de vivre. Step outside, and within moments, wander barefoot along the beach or meander through Estepona's charming harbor, where waterfront chiringuitos, boutique cafes, and yacht-dotted promenades invite endless exploration. A harmonious blend of coastal elegance and modern luxury, this duplex epitomizes the allure of Mediterranean living—where every detail whispers indulgence, and the sea is forever at your doorstep. **TAXES & EXPENSES:** Community Fees € 4,992 /Year ( € 416 /month ) IBI Fees € 642 /Year Your Dream Home Awaits! Reach out to our dedicated team today for more information or to schedule a private viewing.



## Features:

### Features

Lift  
Near Transport  
Double Glazing  
Fitted Wardrobes  
Solarium  
WiFi  
Near Mosque

### Views

Garden  
Courtyard

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
Drinkable Water

### Orientation

South

### Setting

Beachside  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Beachfront  
Marina  
Front Line Beach Complex

### Furniture

Fully Furnished

### Security

Gated Complex  
Entry Phone

### Category

Holiday Homes  
Investment  
Beachfront  
Resale

### Climate Control

Air Conditioning

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Private  
Open  
Communal