



## Ground Floor Apartment for sale in Atalaya, Estepona

865,000 €

Reference: R4934581   Bedrooms: 3   Bathrooms: 3   Plot Size: 134m<sup>2</sup>   Build Size: 191m<sup>2</sup>   Terrace: 124m<sup>2</sup>





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## Costa del Sol, Atalaya

Marques de Guadalmina, Atalaya – Spacious 3-Bedroom Ground Floor Corner Apartment with Private Garden

This superb, modern ground-floor apartment is located in Marques de Guadalmina, a sought-after gated community just 7 minutes from Puerto Banús. The apartment features a huge exterior terrace and a large U-shaped private garden surrounding the property, offering an ideal family lifestyle.

### Property Features:

Built size: 181 m<sup>2</sup>

Terrace: 124 m<sup>2</sup>

Private garden: 134 m<sup>2</sup>

3 spacious bedrooms with built-in wardrobes

3 modern bathrooms with high-quality Porcelanosa finishes

Fully equipped kitchen with AEG appliances

Electric shutters & alarm system

Air conditioning & heating

Domotic system & solar panels

Two underground parking spaces & a storage room

### Community & Location:

Marques de Guadalmina boasts contemporary architecture and beautifully maintained gardens. The complex offers fantastic facilities, including:

Saltwater swimming pool

Gym & sauna

Paddle tennis court & putting green

Children's play area

Located next to Atalaya Golf Course, the apartment is also within walking distance of Atalaya Bilingual International School and a supermarket. Surrounded by several top golf courses, this is a prime location for both families and golf enthusiasts.

A modern, south-facing apartment in a privileged setting—contact us today for more details!



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Storage Room  
Fitted Wardrobes  
Gym  
Sauna  
Jacuzzi  
Paddle Tennis

### Views

Garden

### Pool

Communal

### Garden

Private

### Category

Investment  
Resale  
Luxury  
Contemporary  
Golf

### Orientation

South

### Setting

Close To Golf  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Schools

### Furniture

Fully Furnished

### Security

Gated Complex  
Alarm System  
Electric Blinds

### Climate Control

Air Conditioning  
Hot A/C

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Underground