



## Middle Floor Apartment for sale in Valle Romano, Estepona

245,000 €

Reference: R5074213   Bedrooms: 2   Bathrooms: 2   Build Size: 86m<sup>2</sup>   Terrace: 14m<sup>2</sup>





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## Costa del Sol, Valle Romano

With a built area of 86 m<sup>2</sup> and a 14 m<sup>2</sup> private terrace, the property is well-distributed and enjoys a south-facing orientation, ensuring plenty of natural light throughout the day. Set within a quiet urbanisation, the apartment features:

- A spacious living-dining area opening onto the terrace
- A fully fitted kitchen with a separate utility room
- Fitted wardrobes in both bedrooms
- Air conditioning for year-round comfort
- Lift access for added convenience

The complex offers a communal swimming pool and well-maintained gardens, perfect for relaxing or enjoying the Andalusian sun. There is also communal parking available within the gated community. This property is offered part furnished and would benefit from some light updates—ideal for those wanting to personalize their space or looking for a solid resale investment in a high-demand area.

- Minutes from Valle Romano Golf & Resort
- Short drive to Estepona town, beaches, and amenities
- Easy access to Marbella and Gibraltar

Whether you're seeking a holiday retreat, rental investment, or permanent residence, this apartment has the location and potential to deliver.



## Features:

### Features

Lift

Private Terrace

Fitted Wardrobes

Utility Room

### Views

Garden

Street

### Pool

Communal

### Garden

Communal

### Orientation

South

### Setting

Close To Golf

Urbanisation

### Furniture

Part Furnished

### Parking

Communal

### Climate Control

Air Conditioning

### Condition

Fair

### Kitchen

Fully Fitted

### Category

Resale