















## New boutique development in Estepona Town, Malaga, Costa del Sol

Estepona

**€ 464.000**

 Estate type:	<b>Apartment</b>	 Area:	<b>105 m2</b>
 Terrace:	<b>17.8 m2</b>	 Number of bathrooms:	<b>2</b>
 Number of bedrooms:	<b>3</b>	 Garage:	<b>Yes</b>
 Pool:	<b>Yes</b>	 Plot:	<b>—</b>
 Air conditioning:	<b>Yes</b>	 Television:	<b>No</b>
 Close to golf courses:	<b>No</b>	 Wi-Fi:	<b>Yes</b>

A new boutique development in one of the most sought-after areas of the Costa del Sol. An exclusive project featuring contemporary design, premium specifications, and a privileged location just moments from the sea.

Development offers a carefully curated collection of just 22 exclusive apartments in the heart of Estepona, designed for discerning buyers who value design, quality, and the Mediterranean lifestyle.

Key highlights include:

- Prime location in Estepona, Málaga
- Elegant contemporary architecture
- Spacious terraces and outdoor living areas
- High-quality finishes and premium specifications
- One parking and one storage room included in the price
- Excellent connections to Marbella, Puerto Banús, and Málaga Airport

Contact us for more details!

In accordance with the provisions of Article 20.1 of the TRLDCU, the price of the property WILL BE INCREASED by the following amounts:

TAXES PAYABLE BY THE PURCHASER:

In the case of VAT at the current rate of 10% (Law 37/1992, of 28 December, on Value Added Tax). In the case of ITP (Property Transfer Tax) on the higher of the sale price or the cadastral reference value, ranging from 3.5% to 7% depending on the buyer's conditions, all in accordance with (Royal Legislative Decree 1/1993, of 24 September, approving the revised text of the Law on Property Transfer Tax and Stamp Duty).

NOTARY AND REGISTRY:

These expenses are subject to fees, although their estimated cost may range from €600 to €1,250 for the notary and from €200 to €600 for the registry (Royal Decree 1426/1989, of 17 November, approving the Notary Fees Schedule, and Royal Decree 1427/1989, of 17 November, approving the Land Registry Fees Schedule, respectively).

The agency's professional fees are included in the sale price.

IF BANK FINANCING IS REQUIRED:

The amount of additional expenses must be agreed upon with the financial institution.

To calculate the final price, please contact Dream Property Marbella 2010 SLU. We will issue a personalised offer based on the buyer's personal circumstances.



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