

## Apartment for sale in Casares, Costa del Sol

3 Bedrooms | 3 Bathrooms | 190 m<sup>2</sup> Interior | 60 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 955 IBI | € 94 Rubish tax | € 3,684 Community fees



### Property Description

Discover this stunning three-bedroom apartment for sale in Majestic Hills Casares, an exclusive residence set in an exceptional natural environment between the Mediterranean Sea and the Andalusian mountains.

A rare opportunity, ideal as a second home, a profitable rental investment, or a permanent residence, offering a calm, green and secure setting.

VALID TOURIST LICENSE + NRA (New Rental Register)

💡 A major advantage for a turnkey investment, ready for immediate holiday rentals.

□ Elegant, bright and perfectly designed interior

This apartment offers 141 sqm of living space, carefully designed to combine modern comfort with Mediterranean elegance.

💡 Spacious and bright living area

- Large sliding glass doors opening onto the terraces

- Ideal orientation ensuring natural light throughout the day

- Welcoming lounge connected to the outdoor areas
- 💡 Beautiful outdoor spaces – 63 sqm
- Terraces and covered porches with sea and countryside views
- Perfect spaces for:
  - al fresco dining
  - sunbathing
  - evening gatherings at sunset
- 💡 Three comfortable en-suite bedrooms
- 💡 Master suite
  - Private bathroom
  - Direct access to the main terrace
  - Open views and a relaxing atmosphere
- 💡 Second bedroom
  - South-west facing
  - Two private terraces
  - En-suite bathroom
- 💡 Third bedroom
  - Fitted wardrobes
  - En-suite bathroom
  - Ideal for guests or holiday rentals
- 💡 Fully equipped modern kitchen
  - Fully fitted kitchen
  - Modern appliances
  - Separate utility room with washing machine
  - Practical storage space
- 💡 High-end residence with premium facilities

Majestic Hills in Casares is a low-density gated community consisting of only 77 apartments in 11 buildings, offering peace, privacy, and exclusivity.

- 💡 Two heated swimming pools

- Open all year round
- Landscaped gardens
- Sun loungers and relaxation areas

💡 Security & comfort

- Gated and secure residence
- Automated vehicle entrance
- Pedestrian access via intercom

💡 Included in the price:

- 2 underground parking spaces
- 1 private storage room

💡 Prime location in Casares Costa

Majestic Casares enjoys a strategic position between Estepona, Sotogrande, and the white village of Casares.

🏌️ Golf courses nearby

Golf lovers will be delighted:

- Doña Julia Golf – 4 minutes
- Casares Costa Golf – 5 minutes
- Finca Cortesín (World Golf Awards) – 8 minutes
- Estepona Golf – 15 minutes
- Valderrama Golf – 25 minutes

💡 Shops & services nearby

- Aldi & Mercadona in Casares Costa
- Laguna Village shopping centre (Estepona) – 15 minutes
- Pharmacies & medical centres
- International magazines and supermarkets in Sotogrande

💡 Restaurants & nearby beaches

Well-known restaurants and beach clubs:

- Restaurante La Sal
- Finca Cortesín Beach Club

- Bar El Gusto Casares
- Estepona Port & Marina (15 minutes)
- Traditional beach restaurants along the coast

Closest beaches:

- Playa de Casares Costa
- Playa Ancha
- Playa Piedra Paloma

💡 A secure and profitable investment

Thanks to:

- ✓ A valid tourist license
- ✓ NRA registration
- ✓ Year-round rental demand (golf & climate)

this property represents an excellent investment opportunity on the Costa del Sol.

💡 Contact us today

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