



Middle Floor Apartment for sale in Marbella, Marbella

235,000 €

Reference: R5243896 Bedrooms: 1 Bathrooms: 1 Build Size: 33m² Terrace: 4m²





Costa del Sol, Marbella

Located in Marbesa, one of Marbella's most sought-after areas, this completely renovated studio is for sale in the iconic Coronado Building. A turnkey property, ready to enjoy or to continue generating income from day one.

Comprehensive Renovation & Quality: The property has been renovated from scratch with impeccable workmanship: brand new electrical wiring and plumbing. Its 53 m² built (40 m² useful) are distributed in a functional space featuring a modern equipped kitchen (including washing machine and dishwasher) and a bathroom with contemporary finishes.

The living/sleeping area opens onto a spectacular terrace.

Efficiency & Savings: One of the main advantages of this studio is its low running costs:

- Centralized hot water: No need for an electric water heater inside the apartment (saving space and maintenance). Both cold and hot water are included in the community fees.
- Reasonable Community Fees: Paid semi-annually (approx. €600-700 every 6 months), covering maintenance, reception, gardens, and water consumption.
- Minimal electricity bill: The average cost is around €33/month.
- Low Taxes: IBI (Council Tax) approx. €300/year and Rubbish Tax €93/year.

Features & Common Areas:

- The Coronado Building (1973).
- Spacious gardens and community pool.
- Private Gym: For the exclusive use of owners and long-term tenants (not available for short-term holiday renters).
- Communal Storage: Designated space on the ground floor to conveniently store beach chairs, sunbeds, and umbrellas.
- Easy-access public street parking.
- Location: Just a few minutes' walk from the beach, restaurants, and amenities.

Proven Profitability: The apartment comes with an active Airbnb profile and already has bookings and income secured for the 2025 season. Ideal for both personal use and holiday rentals due to its high demand.



Features:

Features	Orientation	Climate Control
Lift	South	Air Conditioning
Near Transport		Cold A/C
Private Terrace		Hot A/C
Double Glazing		
WiFi		
Gym		
Utility Room		
Bar		
Fiber Optic		
Views	Setting	Condition
Panoramic	Close To Golf	Excellent
Garden	Urbanisation	Recently Renovated
Urban	Close To Sea	
Forest	Close To Schools	
Pool	Furniture	Kitchen
Communal	Fully Furnished	Fully Fitted
Children`s Pool		
Garden	Security	Parking
Communal	Safe	Street
Utilities	Category	
Electricity	Holiday Homes	
Drinkable Water	Investment	
	Resale	