



## Middle Floor Apartment for sale in Marbella, Marbella

699,000€

 $\textbf{Reference: R5129734} \quad \textbf{Bedrooms: 2} \quad \textbf{Bathrooms: 2} \quad \textbf{Build Size: } 113\text{m}^2 \quad \textbf{Terrace: } 20\text{m}^2$ 















## Costa del Sol, Marbella

\*\*Flat for Sale in the Heart of Marbella - Unique Opportunity\*\* Discover this spacious and bright flat in an iconic building with an exceptional location just 30 metres from the seafront promenade and surrounded by all kinds of shops, cafés, restaurants and services such as private clinics, health centres, public transport, etc. The apartment is part of a fully enclosed community and, in addition to a concierge service, has well-maintained communal areas and a swimming pool surrounded by beautiful communal gardens with a solarium. A property that undoubtedly offers everything you need to enjoy life in Marbella by the sea. It has a total built area of 113 m2 plus communal areas and a garage space not included in the price (45.000€). It is distributed in an entrance hall, a fully furnished kitchen equipped with Siemens appliances with access to a terrace, a spacious living-dining room with 2 exits to terraces, one of which is enclosed and glazed with Lumon and fitted out as a summer dining room, a master bedroom with fitted wardrobes and en-suite bathroom, and a second bedroom with fitted wardrobe and bathroom. There is also the possibility of easily converting a space into a third bedroom, adapting it to your needs. Good quality construction. Hot and cold air conditioning, intercom, double-glazed windows. Marble floors. Optional furniture. This property is not only ideal for living by the sea and its promenade in one of the most privileged areas of Marbella, but also an excellent investment opportunity in a property that is constantly increasing in value and offering high rental yields.





## **Features:**

Marble Flooring
Double Glazing
Fitted Wardrobes

FeaturesOrientationClimate ControlCovered TerraceNorth EastAir Conditioning

Lift Cold A/C

Near Transport Hot A/C
Private Terrace
Ensuite Bathroom

Utility Room Courtesy Bus Near Church

Access for people with reduced

mobility

ViewsSettingConditionUrbanCommercial AreaExcellent

Street

Beachside

Close To Port

Close To Sea

Close To Shops Close To Schools Beachfront Town

Close To Marina

PoolFurnitureKitchenCommunalOptionalFully FittedGardenSecurityUtilitiesCommunalGated ComplexElectricity

Entry Phone Drinkable Water

Category

Resale

Holiday Homes Investment Beachfront Luxury