



## Middle Floor Apartment for sale in Marbella, Marbella

**650,000 €**Reference: R5129734   Bedrooms: 2   Bathrooms: 2   Build Size: 113m<sup>2</sup>   Terrace: 20m<sup>2</sup>



## 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 m<sup>2</sup> 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:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	North East	Air Conditioning
Lift		Cold A/C
Near Transport		Hot A/C
Private Terrace		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Utility Room		
Courtesy Bus		
Near Church		
Access for people with reduced mobility		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Urban	Commercial Area	Excellent
Street	Beachside	
	Close To Port	
	Close To Sea	
	Close To Shops	
	Close To Schools	
	Beachfront	
	Town	
	Close To Marina	
<b>Pool</b>	<b>Furniture</b>	<b>Kitchen</b>
Communal	Optional	Fully Fitted
<b>Garden</b>	<b>Security</b>	<b>Utilities</b>
Communal	Gated Complex	Electricity
	Entry Phone	Drinkable Water
<b>Category</b>		
Holiday Homes		
Investment		
Beachfront		
Luxury		
Resale		