



# Middle Floor Apartment for sale in Puerto Banús, Marbella

800,000 €

Reference: R5227303 Bedrooms: 2 Bathrooms: 2 Build Size: 160m<sup>2</sup> Terrace: 16m<sup>2</sup>





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## Costa del Sol, Puerto Banús

### Spacious 2-Bedroom Apartment with Potential to Convert into 3 Bedrooms

Embrujo Playa is one of the most well-established and peaceful residential complexes in the beachside area of Puerto Banús. Located just a 5-minute walk from the sea and promenade, it offers lush gardens, two outdoor swimming pools, 24-hour security, and a privileged location close to shops, restaurants, beach clubs, sports centres, and international schools.

This bright and spacious ground floor apartment boasts a total area of approximately 160 m<sup>2</sup> and enjoys a sunny orientation with open views over the communal gardens and pool. It features a generous living room, a large fully fitted kitchen with dining area, two bedrooms, and two bathrooms. The wide terrace is perfect for relaxing or entertaining outdoors.

One of the key advantages is the potential to convert the layout into a 3-bedroom home without compromising comfort. This makes it a rare find for those seeking a larger-than-average apartment in the heart of the coast. Underground parking and a private storage room are included in the price.



## Features:

### Features

Private Terrace  
Storage Room  
Marble Flooring  
Fitted Wardrobes

### Setting

Close To Port  
Close To Sea  
Close To Shops

### Furniture

Fully Furnished

### Security

Gated Complex  
Electric Blinds

### Climate Control

Air Conditioning

### Condition

Good  
Recently Refurbished  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Private

### Views

Garden  
Pool

### Pool

Communal

### Garden

Communal