



Tussenverdieping Appartement te koop in Puerto Banús, Marbella

1.100.000 €

Referentie: R5287678 Slaapkamers: 2 Badkamers: 2 Perceelgrootte: 130m² Terras: 2m²





Costa del Sol, Puerto Banús

Welcome to an exceptional opportunity in one of Marbella's most prestigious beachfront communities – Playas del Duque, in the heart of Puerto Banús. This beautifully renovated residence offers 120 m² of stylish living space with direct sea access and an array of luxury features designed for modern coastal living.

Property Highlights

- Prime first-line location – wake up to the sound of the Mediterranean and enjoy effortless access to the beach and promenade.
- 2 spacious bedrooms & 2 fully equipped bathrooms – perfect for full-time living, seasonal residence or high-end rental.
- Elegant modern renovation – high-quality finishes, functional layout and an inviting atmosphere throughout.
- Fireplace & parquet flooring – creating warmth, style and timeless character.
- Built-in wardrobes & abundant storage space – smart design for comfort and convenience.
- Integrated and well-appointed kitchen – plenty of storage, ideal for everyday living and entertaining.
- Underground garage included in price – priceless convenience in one of the most sought-after beachfront neighbourhoods.

Exclusive Community & Lifestyle

This stunning residence lies within the distinguished Playas del Duque complex, characterised by:

- 24-hour security and concierge services
- Extensive landscaped gardens and multiple swimming pools
- Direct private access to the beach and vibrant beachfront promenade
- Walkable to world-class beach clubs, cafes, restaurants, boutiques and Puerto Banús marina
- Resident amenities including fitness and wellness facilities nearby.

Playas del Duque is one of the Costa del Sol's most exclusive and stable property markets, with limited new supply and consistently high demand from both international buyers and luxury investors. Comparable frontline apartments with similar specifications regularly trade at or above the €1.1M range, reflecting the unique value of this location and lifestyle.

This particular apartment offers excellent value relative to comparable listings – combining beach access, quality renovation, generous space and a garage – making it an attractive choice for both owner-occupiers and investors seeking capital appreciation and rental potential.



Kenmerken:

Extra's

Tillen
Nabij vervoer
Berging
Dubbele beglazing
24-uurs receptie
Inbouwkasten
WiFi

Bijkeuken
Optische vezel

Ligging

Commerciele omgeving
Dicht bij strand
Dichtbij haven
Urbanisatie
Dichtbij zee
Dicht bij winkels
Dichtbij stad
Dichtbij scholen
Eerstelijns strand
Stad
Haven
Jachthaven
Dichtbij jachthaven
Eerste lijn strandontwikkeling

Meubilering

Volledig gemeubileerd

Beveiliging

Omheind complex
24 -uurs beveiliging
Alarmsysteem
Deurbel met intercom

Categorie

Vakantiehuis
Investering
Aan zee
Luxe
Bestaande bouw
Modern

Klimaatbeheersing

Airconditioning
Koude A/C
Warme A/C
Open haard
Vloerverwarming
Vloerverwarming Badkamers

Huidige Staat

Uitstekende conditie

Keuken

Volledig ingerichte keuken
Parkeergelegenheid
ondergrondse parkeergarage
garage

Energiebeoordeling

E

Uitzicht

Garden Views
Urban Bekeken

Zwembad

Gemeenschappelijk zwembad

Tuin

gemeenschappelijke tuin
Voorzieningen
Elektriciteit

CO2 Emission Rating

D