



## Ground Floor Apartment for sale in Marbella Town, Marbella

**450.000 €**

Reference: R4938559   Bedrooms: 2   Bathrooms: 1   Build Size: 71m<sup>2</sup>   Terrace: 4m<sup>2</sup>





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## Costa del Sol, Marbella Town

Located in a frontline beach location, this stunning apartment is perfect for those seeking comfort, sea views, and a relaxed Mediterranean lifestyle. Property Features This bright and well-designed apartment offers side sea views and includes:

- Spacious main bedroom for restful nights.
- Additional small bedroom with space for a 1.35m bed, also ideal as a home office or extra storage.
- Independent kitchen, practical and fully equipped.
- Bright living-dining area designed for comfort.
- Full bathroom.
- Semi-enclosed terrace, perfect for enjoying the views and warm climate.

Exclusive Amenities

- Swimming pools with breathtaking sea views:
  - o Rooftop pool with panoramic Mediterranean views.
  - o Ground-floor pool, ideal for relaxation, overlooking the sea and promenade.
- Two elevators for added accessibility and convenience.

Building Condition

- Currently undergoing renovation, with the façade being painted white, enhancing its modern appeal and increasing property value.

Community fees includes water.

Why You'll Love This Apartment

- Unbeatable Location: Frontline beach and promenade, with all essential services, restaurants, shops, and hospitals within walking distance.
- Spectacular Views & Outdoor Spaces: Enjoy side sea views from the terrace, plus two stunning pools.
- Smart Layout: One bedroom, an additional office/guest room, independent kitchen, and a bright living-dining area.
- Great Investment: A high-demand area, ideal for long term rentals or year-round living.
- Renovated Building: Fresh new façade, two swimming pools, and elevators for ultimate convenience.
- Car-Free Lifestyle: Walk everywhere and embrace Marbella's relaxed coastal vibe.

Contact us today for more details or to schedule a viewing!



## Features:

### Caratteristiche

Terrazza coperta

Ascensore

Vicino ai mezzi di trasporto

Terrazza privata

Doppio vetro

Armadi a muro

Ristorante in loco

### Collocamento

Vicino alla spiaggia

Vicino al porto

Vicino ai negozi

### Climate Control

Aria condizionata

### Piscina

Condominiale

Privata

### Viste

Mare

Città

### Mobilia

Non arredato