



Middle Floor Apartment for sale in Puerto Banús, Marbella

3.380.000 €

Reference: R5054938 Bedrooms: 4 Bathrooms: 4 Build Size: 385m² Terrace: 102m²





Costa del Sol, Puerto Banús

Price reduced for quick sale. Luxury, privacy, and quality of life are the focus of this extraordinary apartment. Let yourself be captivated by this timelessly elegant and classic luxury apartment, located in the very heart of Puerto Banús. Set within one of the most beautiful tropical gardens, repeatedly awarded for excellence in landscape design, this exceptional apartment offers a unique living experience. The residence ensures absolute privacy and serenity – whether you start your day with a swim in one of the three private pools or unwind in the expansive communal gardens. The complex is exclusively accessible to apartment owners, guaranteeing peace and seclusion. For a swim in the sea, take a two-minute stroll through the enchanting garden landscape. Passing fountains and ponds, a private gate leads you directly to the beach and the beautifully lit seafront promenade, perfect even for evening walks. The apartment building offers a 24-hour concierge, security service, an on-site supermarket, public and private parking spaces, and many other amenities. The apartment spans a total of 487 sqm, including 385.10 sqm of interior living space and 102.80 sqm of outdoor terrace, partially covered and fitted with glass wind protection. It features three spacious, fully furnished bedrooms, each with its own walk-in wardrobe and en-suite bathroom, as well as a separate staff or guest room with a private bathroom, a fully equipped and generous kitchen, a laundry room, two large underground parking spaces, and a storage room. High-quality marble floors with custom-made artistic mosaics adorn several areas of the apartment. For added comfort, all marble-finished areas are fitted with underfloor heating. Air conditioning is integrated throughout all living areas for the warmer summer days. Elegant parquet flooring in the private areas creates a cozy and welcoming atmosphere. All areas of the complex – as well as the apartment itself – are fully wheelchair accessible. Bedrooms: 4 Bathrooms: 4 Number of Garage/Parking Spaces: 2



Features:

Caratteristiche

Terrazza coperta
 Ascensore
 Vicino ai mezzi di trasporto
 Terrazza privata
 Ripostiglio
 Bagno privato
 Pavimenti in marmo
 Doppio vetro
 Reception 24 ore
 Armadi a muro
 Wifi
 Ripostiglio
 Jacuzzi
 Domotica
 Ristorante in loco
 Alloggio per il personale
 Seminterrato
 Fibra ottica
 Accesso per le persone con mobilità ridotta

Viste

Mare
 Giardino
 Porto
 Strada

Piscina

Condominiale
 Piscina per bambini

Giardino

Condominiale
 Paesaggistico

Utility

Elettricità

Orientamento

Sud
 Ovest
 Sud -ovest

Collocamento

Area commerciale
 Vicino alla spiaggia
 Vicino al porto
 Zona urbana
 Vicino al mare
 Vicino alla città
 Vicino alle scuole
 Sulla spiaggia
 Città
 Porta
 Porto
 Complesso in prima linea di spiaggia

Mobilia

Completamente arredato
 Parzialmente arredato

Sicurezza

Complesso residenziale privato
 Sicurezza 24 ore
 Sistema di allarme
 Persiane elettriche

Categoria

Reduced
 Case di vacanza

Climate Control

Aria condizionata
 Freddo a/c
 Caldo a/c
 Riscaldamento centrale
 Riscaldamento a pavimento
 Riscaldamento a pavimento nei bagni

Condizione

Eccellente

Cucina

Completamente arredata

Parcheggio

Sotterraneo
 Privato
 Coperto



Investimento

Fronte mare

Lusso

Rivendita