



## APARTMÁN VE STŘEDNÍM PATŘE 3 LOŽNICE

📍 Puerto Banús

REF# R5120569 – 849.000€

IBI

1454 €/YEAR

Garbage

185 €/YEAR

Community

5052 €/YEAR



3

Ložnice



2

Koupelny



140 m<sup>2</sup>

Built



14 m<sup>2</sup>

Terrace

Luxury 3-Bed Apartment with Spacious Terrace in a Prime Beachside Location in Puerto Banús

This freshly renovated 3-bedroom apartment sits on the middle floor of a sought-after beachfront complex, just a short stroll from Puerto Banús. Designed with modern living in mind, it features open-plan spaces, a

VILLA ONE Luxury Homes **T** | +34 687 83 44 03 **E** | info@villaone.es **W** | villaone.es  
**D** | Avda. Ricardo Soriano, 72, Edif. Golden B, 1ª Planta, (29601) Marbella, Málaga, España.

sleek kitchen, and stylish updated bathrooms – all finished to a high standard for a relaxed, contemporary feel just moments from the sea. Sold with the benefit of a large underground parking space and a storage room.

Set in a gated, second-line development right by the beach, you're only a few minutes walk along the promenade to the heart of Puerto Banús – with its famous marina, designer shops, top restaurants, and buzzing nightlife – while still enjoying a quiet, private atmosphere at home.

The apartment is bright and airy throughout, with a generous southwest-facing terrace overlooking beautifully kept tropical gardens. Glass curtains allows enjoyment of the terrace all year round, and the terrace comes complete with dining and chill-out areas, plus a built-in BBQ – perfect for outdoor entertaining.

#### Interior Features....

Underfloor heating throughout

Recently serviced air conditioning system

Home automation for lighting and power

High-end Porcelanosa bathrooms, including a Bluetooth rain shower in the master en-suite

Walk-in open wardrobes in master and second bedrooms

Electric shutters in the master and second bedrooms

Blue Cube ceiling speaker system, Bowers & Wilkins centre speaker, Yamaha home cinema, and 65" TV

Sold fully furnished (excluding selected artwork and decorations)

#### Premium Community Facilities...

24-hour on-site security and full CCTV coverage

Number plate recognition at the entrance

Two lifts to all levels per block

Landscaped tropical communal gardens

Communal outdoor pool

Heated indoor pool, Jacuzzi, male and female sauna & steam rooms

This move-in-ready apartment offers the best of Marbella's beach lifestyle—modern interiors, premium community features, and a location that gives you peace and privacy just minutes from everything Puerto Banús has to offer. Ideal as a holiday home, investment, or full-time residence.



