

## Sales - Apartment - Elviria

# 440.000€



**Ref.-ID: R5105677**

**Elviria**

**Apartment**

**Community: 3,192 EUR / year**

**IBI: 625 EUR / year**

**Rubbish: 180 EUR / year**



**2**



**2**



**111 m2**

Spacious and bright apartment in Elviria, ideal for living or investment. Located in the exclusive gated community Los Jardines de Santa Maria Golf, this elegant two bedroom apartment offers 111 sqm of spacious and well distributed spaces, with high quality finishes such as marble floors and marble bathrooms. It has a fully equipped independent kitchen, laundry room, a cozy living room and two bathrooms. The terrace, of 28 m<sup>2</sup>, oriented to the sun, is perfect to enjoy the outdoors, with barbecue area included. The property is sold furnished and ready to move in or rent, with Smart TV, washing machine, high speed internet connection and capacity for up to 6 people. It includes subway parking space and private storage room of 4 m<sup>2</sup>. The urbanization has security, four communal swimming pools with lifeguard and large garden areas. Located just 20 minutes walk from the beach, and with all services within walking distance (restaurants, supermarkets, transport, schools and activities), this property offers comfort and quality of life just minutes from Marbella. It comes with active rental business, profiles on platforms such as Booking and Airbnb, confirmed reservations and operational management included. A unique opportunity both for those looking for a second home and for investors who want a property ready to monetize from day one.

**Condition**

✓ Excellent

**Pool**

✓ Communal

**Climate Control**

✓ Air Conditioning

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Private Terrace
- ✓ Storage Room

**Security**

✓ Gated Complex

**Parking**

- ✓ Underground
- ✓ Garage
- ✓ Covered
- ✓ Private