

## Sales - Apartment - Puerto Banús

### 2.400.000€



**Ref.-ID: R5221942**

**Puerto Banús**

**Apartment**

**Community: 11,472 EUR / year**

**IBI: 3,630 EUR / year**

**Rubbish: 180 EUR / year**



**2**



**2.5**



**180 m2**

Rare Seafront Opportunity in Malibu, Puerto Banus Experience the ultimate in coastal luxury with this rarely available, frontline 2 bedroom apartment in the prestigious Malibu development, just steps from Puerto Banus. Boasting breathtaking panoramic sea views, this residence combines elegant design with exceptional comfort. Offering 180 m<sup>2</sup> of interior living space and an additional 75 m<sup>2</sup> of covered terraces, the apartment features an expansive layout ideal for both relaxing and entertaining. The designer kitchen, equipped with top-of-the-line appliances, includes a separate laundry room for added convenience. Both bedrooms are ensuite providing optimal privacy. This exceptional property also includes two private garage spaces and a large storage room. Malibu is renowned for its world-class amenities, featuring a well equipped spa and fitness center, a heated lap pool, and a spectacular freeform saltwater pool surrounded by lush gardens. Residents enjoy 24-hour gated security, video surveillance, and the assurance of professional on-site staff members. A true coastal haven, combining sophistication, security, and serenity in one of Marbella's most exclusive beachfront communities.

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| <b>Setting</b> <div><div></div>Beachfront</div> <div><div></div>Close To Port</div> <div><div></div>Close To Shops</div> <div><div></div>Close To Schools</div> <div><div></div>Close To Marina</div> <div><div></div>Urbanisation</div> <div><div></div>Front Line Beach Complex</div>                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>Orientation</b> <div><div></div>South East</div>    | <b>Condition</b> <div><div></div>Excellent</div>  | <b>Pool</b> <div><div></div>Communal</div> <div><div></div>Heated</div> | <b>Climate Control</b> <div><div></div>Air Conditioning</div> <div><div></div>Fireplace</div> <div><div></div>U/F Heating</div>                                                                                                  | <b>Views</b> <div><div></div>Sea</div> <div><div></div>Mountain</div> <div><div></div>Port</div> <div><div></div>Panoramic</div> <div><div></div>Pool</div>                   |
| <b>Features</b> <div><div></div>Covered Terrace</div> <div><div></div>Lift</div> <div><div></div>Fitted Wardrobes</div> <div><div></div>Near Transport</div> <div><div></div>Private Terrace</div> <div><div></div>Satellite TV</div> <div><div></div>WiFi</div> <div><div></div>Gym</div> <div><div></div>Sauna</div> <div><div></div>Games Room</div> <div><div></div>Storage Room</div> <div><div></div>Utility Room</div> <div><div></div>Ensuite Bathroom</div> <div><div></div>Access for people with reduced mobility</div> <div><div></div>Marble Flooring</div> <div><div></div>Jacuzzi</div> <div><div></div>Double Glazing</div> <div><div></div>Domotics</div> <div><div></div>24 Hour Reception</div> <div><div></div>Fiber Optic</div> | <b>Furniture</b> <div><div></div>Fully Furnished</div> | <b>Kitchen</b> <div><div></div>Fully Fitted</div> | <b>Garden</b> <div><div></div>Communal</div>                            | <b>Security</b> <div><div></div>Gated Complex</div> <div><div></div>Electric Blinds</div> <div><div></div>Entry Phone</div> <div><div></div>Alarm System</div> <div><div></div>24 Hour Security</div> <div><div></div>Safe</div> | <b>Parking</b> <div><div></div>Underground</div> <div><div></div>Garage</div> <div><div></div>Covered</div> <div><div></div>More Than One</div> <div><div></div>Private</div> |
| <b>Category</b> <div><div></div>Beachfront</div> <div><div></div>Luxury</div> <div><div></div>Resale</div>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                        |                                                   |                                                                         |                                                                                                                                                                                                                                  |                                                                                                                                                                               |