

**Sales - Apartment - Elviria**  
**475.000€**



**Ref.-ID: R5400010**

**Elviria**

**Apartment**

**Community: 3,240 EUR / year**

**Rubbish: 185 EUR / year**



**2**



**1**



**80 m2**

Spacious top-floor apartment with an open terrace in the exclusive Elviria del Sol - Furuholmen community, Marbella East. This bright and generously sized apartment offers an excellent layout and comfortable living spaces throughout. The property features a well-proportioned kitchen with direct access to the main terrace, a spacious living room with a working fireplace, an adjoining dining area, two bedrooms, and one bathroom. The master bedroom benefits from an en-suite bathroom and a private covered and glass-enclosed terrace, ideal as a reading nook, home office, or relaxation area. The living room opens onto the main terrace, a wonderful outdoor space that combines a covered area with a pergola—perfect for al fresco dining—with an open section ideal for sunbathing and enjoying Marbella’s year-round sunshine. Elviria del Sol is a well-established Mediterranean-style community consisting of 18 blocks with only 10-11 apartments per block. The complex is surrounded by beautifully maintained gardens, exotic plants, flowers, and fruit trees, creating a peaceful and welcoming environment. Residents enjoy a wide range of facilities, including a putting green, four pétanque courts, a social club, a restaurant, two swimming pools (one with a children's area), and two tennis courts. The on-site restaurant serves breakfast, lunch, and dinner, and regularly hosts live music and special events during holidays, including the traditional Norwegian National Day celebrations on May 17th. The community has a friendly and social atmosphere and is particularly popular with Scandinavian residents. The property also offers excellent rental potential, making it an attractive investment opportunity. Ideally located within walking distance of supermarkets, banks, restaurants, pharmacies, hairdressers, the post office, and dental clinics, the apartment is also close to some of Marbella’s finest beaches and renowned beach clubs such as Nikki Beach Marbella. Several prestigious 18-hole golf courses are nearby, including Santa María Golf & Country Club, Santa Clara Golf Marbella, and Marbella Golf Country Club.

- |  |   |  |   |   |  |
|--|---|--|---|---|--|
| <b>Setting</b> <ul style="list-style-type: none"><li>✓ Close To Golf</li><li>✓ Close To Shops</li><li>✓ Close To Sea</li><li>✓ Close To Schools</li><li>✓ Urbanisation</li></ul> | <b>Orientation</b> <ul style="list-style-type: none"><li>✓ South</li><li>✓ South West</li></ul> | <b>Condition</b> <ul style="list-style-type: none"><li>✓ Good</li></ul>  | <b>Pool</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>          | <b>Views</b> <ul style="list-style-type: none"><li>✓ Garden</li></ul>   | <b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Fitted Wardrobes</li><li>✓ Near Transport</li><li>✓ Private Terrace</li><li>✓ Tennis Court</li></ul> |
| <b>Furniture</b> <ul style="list-style-type: none"><li>✓ Fully Furnished</li></ul>   | <b>Kitchen</b> <ul style="list-style-type: none"><li>✓ Fully Fitted</li></ul>                   | <b>Garden</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul> | <b>Security</b> <ul style="list-style-type: none"><li>✓ Gated Complex</li></ul> | <b>Parking</b> <ul style="list-style-type: none"><li>✓ Street</li></ul> | <b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li><li>✓ Drinkable Water</li></ul>   |
| <b>Category</b> <ul style="list-style-type: none"><li>✓ Holiday Homes</li><li>✓ Investment</li><li>✓ Resale</li></ul>  |   |  |   |   |  |