Sales - Apartment - Marbella

425.000€











Ref.-ID: R5530441 **Marbella** **Apartment**

Community: 1,740 EUR / year **IBI: 600 EUR / year** **2** **2** **102 m2**

Spacious 2-Bedroom Apartment in Marbella East – Close to the Beach Located in the sought-after area of Marbella East, this attractive apartment offers a comfortable Mediterranean lifestyle in a peaceful, well-maintained gated community, just 5 minutes from the beach and 10 minutes from Marbella town centre. The property features 2 bedrooms and 2 bathrooms, making it ideal as a permanent residence, a holiday home, or an investment on the Costa del Sol. For year-round comfort, the apartment is equipped with infrared heating elements for heating and a split air-conditioning unit for cooling. The community offers beautifully maintained communal gardens and a swimming pool, providing a relaxing environment to enjoy the Mediterranean climate all year round. A particular highlight is the large private garage space and separate storage room, offering excellent convenience and valuable additional space. Property highlights: 2 bedrooms and 2 bathrooms Heating by infrared heating elements Cooling by split air-conditioning unit Spacious private garage Separate storage room Communal swimming pool Beautifully maintained gardens Gated and well-maintained residential community Only 5 minutes from the beach Approximately 10 minutes from Marbella town centre An excellent opportunity to enjoy the tranquillity of Marbella East while remaining close to the beaches, restaurants, shops and amenities of Marbella.

Setting
- ✔ Suburban
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Urbanisation

Orientation
- ✔ South West Orientation

Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Central Heating

Views
- ✔ Sea Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Satellite TV
- ✔ WiFi
- ✔ Storage Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Double Glazing

Furniture
- ✔ Optional Furniture

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden
- ✔ Landscaped Garden

Security
- ✔ Gated Complex
- ✔ Entry Phone

Parking
- ✔ Underground Parking
- ✔ Garage

Utilities
- ✔ Electricity
- ✔ Telephone