EK
ARBAT ESTATES

## Sales - Apartment - Puerto Banús

## 3.800.000€

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**Ref.-ID: R2593460** | **Puerto Banús** | **Apartment**

**4** | **5** | **450 m2**

Stunning 4 bedroom duplex apartment in a beachfront urbanisation just a few steps from the heart of Puerto Banus. The apartment is located directly to the beach, with stunning panoramic sea and beach views. The property has 4 ensuite bedrooms with fitted wardrobes. There is a spacious living area with a dining area and partially open kitchen. The kitchen is completely equipped. The gated development has 24h security, underground parking, beautiful communal gardens and swimming pool, as well as direct access to the promenade and beach. Available from 10th July.

**Setting**
- ✔ Beachfront
- ✔ Commercial Area
- ✔ Beachside
- ✔ Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Marina
- ✔ Close To Marina
- ✔ Urbanisation
- ✔ Front Line Beach Complex

**Orientation**
- ✔ South Facing

**Condition**
- ✔ Renovation Required

**Pool**
- ✔ Communal Pool

**Climate Control**
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C

**Views**
- ✔ Sea Views
- ✔ Beach Views
- ✔ Panoramic Views
- ✔ Garden Views

**Features**
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ WiFi
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Jacuzzi
- ✔ Double Glazing
- ✔ 24 Hour Reception

**Furniture**
- ✔ Fully Furnished

**Kitchen**
- ✔ Fully Fitted Kitchen

**Garden**
- ✔ Communal Garden

**Security**
- ✔ Gated Complex
- ✔ Electric Blinds
- ✔ 24 Hour Security

**Parking**
- ✔ Underground Parking
- ✔ Garage
- ✔ Covered Parking

**Utilities**
- ✔ Electricity
- ✔ Drinkable Water
- ✔ Telephone

**Category**
- ✔ Beachfront
- ✔ Distressed
- ✔ Holiday Homes
- ✔ Investment
- ✔ Luxury
- ✔ Reduced
- ✔ Resale