



**Ref.-ID: R5003515**

**Marbella**

**Apartment**



**2**



**2**



**95 m2**

This charming 2-bedroom, 2-bathroom apartment is located on a comfortable middle floor of a modern urbanization, ideal for those seeking tranquility and convenience without losing proximity to all services. This apartment does not have a LPO but has a certificate of non-infringement from the city council. Main features: 2 bedrooms and 2 full bathrooms, perfect for a family or to enjoy with friends. Spacious and bright living-dining room, ideal for relaxing or entertaining guests. Fully equipped independent kitchen, with access to a laundry room. Private terrace, perfect for enjoying sunny afternoons thanks to its southeast orientation. Community pool and gardens, where you can relax and enjoy the outdoors. Optional parking for €35,000, offering the convenience of parking your car in the same building. Unbeatable location: Just 600 meters from Cable Beach, an ideal spot to enjoy the sea and sun. Walking distance to all amenities: restaurants, Mercadona supermarket, children's playground, and medical center. Bus stop at the door (lines 2 and 3), with direct connection to La Cañada Shopping and Marbella city center. Everything you need at your doorstep for a comfortable and stress-free life. For more information and visits, please do not hesitate to contact one of our sales agents. It's better to see in person.

- Setting**
- ✓ Town
  - ✓ Port
  - ✓ Close To Sea
  - ✓ Close To Schools
  - ✓ Urbanisation

- Orientation**
- ✓ South West

- Condition**
- ✓ Good

- Pool**
- ✓ Communal

- Views**
- ✓ Urban
  - ✓ Street

- Features**
- ✓ Lift
  - ✓ Fitted Wardrobes
  - ✓ Near Transport
  - ✓ WiFi
  - ✓ Utility Room
  - ✓ Access for people with reduced mobility
  - ✓ Double Glazing

- Furniture**
- ✓ Part Furnished

- Kitchen**
- ✓ Partially Fitted

- Garden**
- ✓ Communal

- Security**
- ✓ Gated Complex
  - ✓ Entry Phone

- Utilities**
- ✓ Electricity
  - ✓ Drinkable Water
  - ✓ Gas