



Ref.-ID: R5257612

Puerto Banús

Apartment

Community: 1,584 EUR / year

IBI: 666 EUR / year

Rubbish: 92 EUR / year



1



1



80 m2

ATTENTION INVESTORS! APARTMENT FOR RENOVATION WITH TOURIST LICENSE IN THE HEART OF PUERTO BANUS (MARBELLA) Exclusive and spacious 75 m² apartment for sale, an exceptional size for the area, located in a residential complex with large gardens and 4 large swimming pools, next to the Puerto Banús marina. There are currently no properties for sale either within this development or in its immediate surroundings, making this property a unique opportunity both in terms of asset value and investment. Key features for investors:

- 75 m² of floor space, well above the average in Puerto Banús TOURIST LICENCE IN FORCE, ready for immediate use
- The flat currently has 1 bedroom,
- High-end private residential complex with gardens and swimming pools, tennis court
- Building with lift
- Very bright property
- Prime location, in the heart of Puerto Banús 4 entrances to the urbanization Surrounded by luxury boutiques, shopping centres, top-class restaurants and leisure areas, just a few metres from the marina and the beach. An ideal asset for investors seeking exclusivity, scarcity of supply and constant high demand. An exceptional opportunity to acquire a unique property in one of the most sought-after areas of the Costa del Sol, with high potential for appreciation.

Setting

- ✓ Town
- ✓ Commercial Area
- ✓ Beachside
- ✓ Port
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Urbanisation

Features

- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Satellite TV
- ✓ Paddle Tennis
- ✓ Access for people with reduced mobility
- ✓ Marble Flooring

Orientation

- ✓ North East
- ✓ South East

Furniture

- ✓ Fully Furnished

Condition

- ✓ Good

Kitchen

- ✓ Fully Fitted

Pool

- ✓ Communal

Garden

- ✓ Communal

Climate Control

- ✓ Air Conditioning

Security

- ✓ Gated Complex

Views

- ✓ Mountain
- ✓ Garden

Category

- ✓ Bargain
- ✓ Holiday Homes
- ✓ Investment