EK
ARBAT ESTATES

Sales - Apartment - The Golden Mile

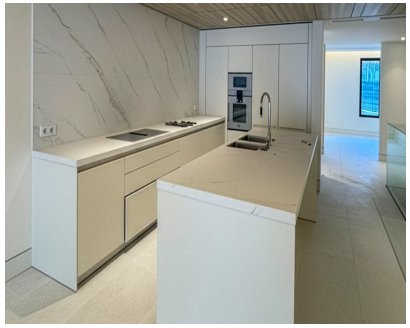
5.650.000€

www.arbatestates.com
+34 606 84 36 45
+34 602 51 80 97
info@arbatestates.com











Ref.-ID: R5297014 | **The Golden Mile** | **Apartment**

4 | **3** | **267 m2** | **59 m2**

Luxury Beachfront Property | Uno Residences Marbella | Marbella Exclusive new-build property located directly on the beachfront at **Uno Residences Marbella**, within a high-end residential development offering immediate access to the city, marina, golf courses, schools, and shopping areas. A privileged location, ideal both as a primary residence and as an investment. ### New Price **Previous price: €6,200,000** **New price: €5,650,000** The property has now been **reduced by €550,000 from its previous price**, presenting an excellent opportunity to acquire an exceptional beachfront residence in Marbella under particularly competitive purchase conditions. ### Orientation and Condition Multiple orientations ensure excellent natural light. A new-build property featuring contemporary architectural standards and high-quality finishes. ### Amenities and Lifestyle The development offers communal and private swimming pools, a heated indoor pool, children's pool, gym, sauna, sports courts, restaurant, and 24-hour reception. ### Comfort and Technology Hot and cold air conditioning, underfloor heating, including in the bathrooms, double glazing, fibre-optic internet, and home automation system. ### Views Depending on the unit, the properties offer sea and beach views, as well as panoramic views towards the mountains, marina, gardens, and swimming pools. ### Interiors Spacious covered and private terraces, solarium, fitted wardrobes, en-suite bathrooms, marble or wooden flooring, storage room, utility room, jacuzzi, and leisure areas. ### Security and Parking Gated development with 24-hour security, alarm system, and electric shutters. Private underground parking with an electric vehicle charging point. ### Positioning A contemporary luxury beachfront property in one of Marbella's most sought-after locations, combining exclusivity, premium amenities, and solid investment fundamentals. **New price: €5,650,000, reduced from €6,200,000.**

Setting
- ✔ Beachfront
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Urbanisation

Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition
- ✔ New Construction

Pool
- ✔ Communal Pool
- ✔ Private Pool
- ✔ Indoor Pool

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

Features
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Ensuite Bathroom
- ✔ Basement

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden
- ✔ Private Garden

Security
- ✔ Gated Complex

Parking
- ✔ Underground Parking
- ✔ Private Parking

Category
- ✔ Beachfront
- ✔ Luxury
- ✔ Resale
- ✔ Contemporary