

**Sales - Apartment - Marbella**  
**575.000€**

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**Ref.-ID: R5367208**

**Marbella**

**Apartment**

**Community: 1,512 EUR / year**

**IBI: 894 EUR / year**

**Rubbish: 186 EUR / year**



**3**



**2**



**85 m2**

Welcome to this well-designed two-storey apartment with lovely outdoor spaces and an attractive location within the area. Here you enjoy comfortable living with social areas and beautiful terraces that truly extend the home outdoors. On the entrance level, you are welcomed by an open and social layout where the kitchen and living room blend naturally and lead out to a pleasant first terrace. There are also two bedrooms, one of them a spacious master bedroom. The upper level offers a third bedroom with an en-suite bathroom, as well as a large sunny terrace with beautiful views over the pool area and the well-maintained urbanisation - a perfect place to relax. In Los Naranjos de Marbella you live in a highly sought-after community with a swimming pool, padel and tennis courts, a supermarket, and green surroundings with palm trees and orange trees. The location is both central and peaceful, close to schools, playgrounds, shops, and lovely walking paths. Puerto Banús and Marbella town are just a short drive away, offering the perfect balance between everyday living and leisure.

**Setting**

- ✓ Town
- ✓ Close To Golf
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Marina
- ✓ Urbanisation

**Features**

- ✓ Lift
- ✓ WiFi

**Category**

- ✓ Resale

**Orientation**

- ✓ West

**Furniture**

- ✓ Fully Furnished

**Condition**

- ✓ Excellent

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Communal

**Garden**

- ✓ Communal

**Climate Control**

- ✓ Air Conditioning

**Security**

- ✓ Gated Complex
- ✓ Alarm System

**Views**

- ✓ Garden
- ✓ Pool
- ✓ Courtyard
- ✓ Urban
- ✓ Street

**Utilities**

- ✓ Drinkable Water