

**Sales - Apartment - Puerto Banús**  
**1.850.000€**

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**Ref.-ID: R5382937**

**Puerto Banús**

**Apartment**

**IBI: 1,018 EUR / year**

**Rubbish: 185 EUR / year**



**3**



**3.5**



**121 m2**

Bright, fully refurbished three-bedroom apartment in one of the best locations within the complex, overlooking beautiful Alhambra-inspired fountains and mature tropical gardens. The property features a very spacious living room arranged in three distinct areas, seamlessly connected to a modern open-plan kitchen, creating an ideal space for both everyday living and entertaining. From the main living areas, you can enjoy fantastic views over the lush gardens of the complex. The apartment offers two bright ensuite bedrooms, a third ensuite guest bedroom, and an additional guest toilet, providing comfort and privacy for residents and visitors alike. This prestigious residential complex offers exceptional on-site facilities, including indoor and outdoor swimming pools, gym, sauna, Turkish bath, an on-site café and restaurant, and 24-hour reception and security, ensuring convenience and peace of mind. Ideally located just 100 metres from the beach and the Puerto Banús marina, as well as the vibrant shopping area with bars and restaurants for every taste. The property also includes a private storage room and an underground parking space.

**Setting**

- ✓ Beachside
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Schools

**Features**

- ✓ Near Transport
- ✓ Private Terrace
- ✓ Gym
- ✓ Sauna
- ✓ Ensuite Bathroom

**Orientation**

- ✓ West

**Furniture**

- ✓ Fully Furnished

**Condition**

- ✓ Excellent
- ✓ Recently Renovated

**Kitchen**

- ✓ Partially Fitted
- ✓ Kitchen-Lounge

**Pool**

- ✓ Communal
- ✓ Indoor

**Garden**

- ✓ Communal

**Climate Control**

- ✓ Air Conditioning
- ✓ Central Heating

**Parking**

- ✓ Private

**Views**

- ✓ Garden

**Category**

- ✓ Luxury