EK
ARBAT ESTATES

Sales - Apartment - Marbella

630.000€

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Ref.-ID: R5494408

Marbella

Apartment

Community: 600 EUR / year

IBI: 605 EUR / year

2 **2** **67 m2**

Fantastic two-bedroom, two-bathroom apartment, recently renovated using high-quality materials, ideally located in the heart of Marbella.** The property is exceptionally bright and enjoys open views towards the local sports centre, while being situated in one of Marbella’s most vibrant and sought-after areas, surrounded by every amenity you could wish for and offering the convenience of enjoying the city without the need for a car. The apartment features **two bedrooms**, one of which benefits from an **en-suite bathroom and direct access to a pleasant 14 m² terrace**. The spacious and bright living room includes a comfortable lounge and dining area, with direct access to the terrace, creating a wonderful indoor-outdoor living space. Features include **porcelain flooring, high-quality double-glazed windows, fitted wardrobes and hot and cold air conditioning**. The property also includes **an underground parking space and a storage room**, both conveniently accessible by lift. The exceptional location allows you to enjoy Marbella on foot. Just a few steps away, you will find a wide selection of **restaurants, cafés, supermarkets, shops, bars and all essential services**, as well as Marbella’s charming Old Town. The beach and marina are approximately **400 metres away**, providing easy access to the seafront promenade, beachfront restaurants, water sports and a wide range of leisure activities. A **turnkey property ready to move into**, ideal as a permanent residence, holiday home or investment, in one of Marbella’s most established and desirable locations. **Location, quality, design and an authentic Mediterranean lifestyle in the heart of Marbella.** There is also the option to purchase a spacious parking space and storage room in the same building for an additional €60,000.

Setting
- ✔ Town
- ✔ Beachside
- ✔ Port
- ✔ Close To Port
- ✔ Close To Sea
- ✔ Close To Schools

Orientation
- ✔ East Facing

Condition
- ✔ Excellent Condition
- ✔ Recently Refurbished

Climate Control
- ✔ Air Conditioning

Views
- ✔ Urban Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Security
- ✔ Entry Phone

Parking
- ✔ Underground Parking
- ✔ Garage

Category
- ✔ Distressed
- ✔ Investment
- ✔ Contemporary