

**Продажа - Апартамент - The Golden Mile**  
**985.000€**



**Ref.-ID: R5389393**

**The Golden Mile**

**Апартамент**

**Коммунальные: 2,388 EUR / год**

**ИБИ: 907 EUR / год**

**Мусор: 185 EUR / год**



**2**



**2**



**119 m2**

Exclusive luxury apartment for sale in the prestigious Las Cañas Beach development, located in Marbella's highly sought-after Golden Mile. Set frontline to the beach, this exceptional property offers direct access to the promenade and the Mediterranean Sea, allowing residents to enjoy a privileged lifestyle surrounded by restaurants, boutiques, and all essential amenities within walking distance. Marbella town centre and Puerto Banús are just a few minutes away. The apartment is presented in excellent condition and offers 119 m<sup>2</sup> built area of which 22 m<sup>2</sup> are terrace. It features two spacious bedrooms and two fully fitted bathrooms, one of them en-suite with underfloor heating for added comfort. The elegant living and dining area opens onto a beautiful enclosed private terrace fitted with glass curtains and electric awnings, offering pleasant views over the mature gardens and one of the three communal swimming pools. The fully equipped kitchen includes a separate utility room, providing both practicality and convenience. High-quality interior features include marble flooring, air conditioning, electric shutters, double glazing, and fitted wardrobes. The apartment is sold fully furnished. Las Cañas Beach is a gated and impeccably maintained beachfront complex offering 24-hour security, surveillance cameras, tropical landscaped gardens, three communal swimming pools, and direct beach access. The property also includes a private parking space and a storage room. An outstanding opportunity to enjoy luxury, comfort, privacy, and security in one of Marbella's most exclusive beachfront locations.

**Расположение**

- ✓ Первая линия пляжа
- ✓ На побережье
- ✓ Рядом с магазинами
- ✓ Рядом с городом
- ✓ Близко к школам

**Особенности**

- ✓ Крытая терраса
- ✓ Лифт
- ✓ Встроенные шкафы
- ✓ Рядом с транспортом
- ✓ Приватная терраса
- ✓ Подсобное помещение
- ✓ Ванная комната
- ✓ Мраморные полы
- ✓ Двойные стеклопакеты

**ОРИЕНТАЦИЯ**

- ✓ Запад

**Мебель**

- ✓ Полностью меблированный

**Состояние**

- ✓ Отличное

**Сад**

- ✓ Общественный

**бассейн**

- ✓ Общий

**меры безопасности**

- ✓ Огражденный комплекс
- ✓ Электрические жалюзи
- ✓ Домофон
- ✓ Охрана 24 часа

**Климат-контроль**

- ✓ Кондиционер
- ✓ Полы с подогревом в ванной

**Парковка**

- ✓ Приватная

**ВИД**

- ✓ Сад
- ✓ Бассейн

**Категория**

- ✓ Первая линия пляжа
- ✓ Элитная