



Продажа - Апартамент - Marbella

**1.099.000€**

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Ref.-ID: R5012251

Marbella

Коммунальные: 3,000 EUR / год

ИБИ: 800 EUR / год

Мусор: 100 EUR / год



3



2



**103 m<sup>2</sup>**

Апартамент

Apartment for Sale in a Prime San Pedro Location – Uninterrupted Views, Privacy, and Just 2 Minutes from the Beach We are proud to present this elegant and modern apartment located in one of the most sought-after areas of the Costa del Sol – right in the heart of the beachside part of San Pedro de Alcántara. Location, location, location – everything you need for everyday comfort and convenience is just steps away: trendy restaurants, cafés, shops, the beach promenade, pharmacies, and beauty salons. And the beach? Just a 2-minute stroll from your door. One of the main advantages of this apartment is its exceptional position within the building – situated on the 3rd floor, it offers uninterrupted views over San Pedro Park and out to the sea, without any visual obstructions. The apartment is west-facing, ensuring plenty of afternoon sun, especially appreciated during the winter months. A major highlight is the fully covered terrace, perfect for year-round use. Thanks to its placement within the development, the property also offers maximum privacy – a rare find in modern urbanizations. The apartment is part of a luxury residential development completed just last year, built to the highest standards using premium materials. It has only been occupied for 3 months, making it feel practically brand new. Apartment highlights include:

- Bright, open-plan living spaces with timeless design
- A stylish, fully equipped kitchen
- Spacious bedrooms and high-quality bathrooms
- Modern air conditioning and heating systems
- Fully covered terrace with views of the park and sea
- West-facing orientation – plenty of sunlight, even in winter
- Total privacy within the community

Additional features:

- A large storage room for all your essentials
- Private parking space in the underground garage

The asking price does not include the furniture, but there is an option to purchase it separately upon agreement. This property is a perfect choice for those seeking quality living by the sea – whether as a permanent home, a holiday residence, or a smart investment. Contact us today for more information or to schedule a private viewing.

#### **Расположение**

- Город
- На побережье
- Рядом с магазинами
- Рядом с морем
- Рядом с городом
- Близко к школам

#### **ОРИЕНТАЦИЯ**

- Запад

#### **Состояние**

- Новое строительство

#### **бассейн**

- Общий
- Детский бассейн

#### **Климат-контроль**

- Кондиционер
- Кондиционер холодного воздуха
- Полы с подогревом в ванной

#### **вид**

- Море
- Сад
- Бассейн

#### **Особенности**

- Крытая терраса
- Лифт
- Встроенные шкафы
- Приватная терраса
- Кладовка
- Доступ для инвалидов
- Двойные стеклопакеты
- Ресторан на территории

#### **Мебель**

- По желанию

#### **Кухня**

- Полностью оборудованная

#### **Сад**

- Общественный

#### **меры безопасности**

- Огражденный комплекс
- Домофон
- Сигнализация
- Сейф

#### **Парковка**

- Подземная
- Гараж
- Приватная

#### **Коммунальные услуги**

- Питьевая вода

#### **Категория**

- Первая линия пляжа
- Инвестиции
- Элитная