

Продажа - Апартамент - Puerto Banús
5.100.000€

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Ref.-ID: R5083393

Puerto Banús

Апартамент

Коммунальные: 10,548 EUR / год ИБИ: 5,415 EUR / год

Мусор: 93 EUR / год



3



3



305 m2

Exceptional Beachfront Living with Uninterrupted Sea Views | Puerto Banus, Marbella Step into a rare beachfront opportunity, a simply stunning 3-bedroom, 3-bathroom apartment, located absolute frontline to the beach adjacent to Puerto Banus Marina, in one of Marbella's most most iconic developments. Framed by tropical gardens, cascading fountains, and striking Arabic-inspired architecture, this fabulous home offers the kind of setting that turns every day into a luxury retreat. Inside, you'll find an elegant open-plan layout with a stylish dining area and fully fitted kitchen with breakfast bar, the perfect space for entertaining. The spacious terrace is your private front-row seat to the Mediterranean Sea, beach and the Paseo, complete with a private Jacuzzi bathtub, and the most privileged sea view in the entire community. The property has an internal usable area of 305m2 - this is literally villa sized living with none of the hassle - no pool maintenance, no security worries (as the community offers a guarded 24 hour secure security service), not to mention the south facing 80m2 terraces, offering some of the most spectacular views you will find in Marbella. The current owner also has a short term rental license, and is achieving extremely high short term rental income throughout the year (figures can be supplied upon request), making this a superb rental investment or full time residence. Also the property has two storage rooms and two parking spaces included in the price. The property has many features, including underfloor heating in the bathrooms, air conditioning throughout, and direct access to the underground garage where the property has two private car parking spaces, and a private storage room, plus another private storage room next to the actual apartment, and is offered fully furnished and ready to move into. The beach is literally steps away, and you're just 200 metres (3 minutes walk) from the entrance to Puerto Banús Marina, with its many designer boutiques, restaurants, cafés, and vibrant nightlife. An absolute must view property in arguably one of Europe's most sought after locations - contact us now!

Расположение <ul style="list-style-type: none">✓ Первая линия пляжа✓ На побережье✓ Рядом с портом✓ Рядом с магазинами✓ Рядом с морем✓ Рядом с городом✓ Близко к школам✓ Передняя линия комплекс	ОРИЕНТАЦИЯ <ul style="list-style-type: none">✓ Юг	Состояние <ul style="list-style-type: none">✓ Отличное	бассейн <ul style="list-style-type: none">✓ Общий	Климат-контроль <ul style="list-style-type: none">✓ Кондиционер	ВИД <ul style="list-style-type: none">✓ Море✓ Панорамный✓ Сад
Особенности <ul style="list-style-type: none">✓ Крытая терраса✓ Лифт✓ Встроенные шкафы✓ Рядом с транспортом✓ Приватная терраса✓ Спутниковое телевидение✓ Кладовка✓ Мраморные полы	Мебель <ul style="list-style-type: none">✓ Полностью меблированный✓ По желанию	Кухня <ul style="list-style-type: none">✓ Полностью оборудованная	Сад <ul style="list-style-type: none">✓ Общественный	меры безопасности <ul style="list-style-type: none">✓ Огражденный комплекс✓ Охрана 24 часа	Парковка <ul style="list-style-type: none">✓ Подземная✓ Более чем один
Коммунальные услуги <ul style="list-style-type: none">✓ Электричество	Категория <ul style="list-style-type: none">✓ Первая линия пляжа✓ Гольф✓ Дома для отдыха✓ Инвестиции✓ Элитная✓ Перепродажа				