



# Duplex for sale in Marbella, Marbella

725,000 €

Reference: R4978807 Bedrooms: 2 Build Size: 134m<sup>2</sup>





## Costa del Sol, Marbella

Beautiful property located in one of the most prestigious developments just off the paseo of Marbella. Such a central location with easy access to the beach, paseo, road network and town of Marbella. Puerto Banus is an easy bike ride, walk or drive away and the airport of Malaga is reached in just a 35 minute car journey. This is city living at its best because while you are in the heart of Marbella with all the facilities one requires on the doorstep, the apartment is located in a very tucked away quiet location.

The property would benefit from some cosmetic updating in the form of new kitchen and bathrooms but is perfectly ok to live in and would make a super family home or rental investment. The gardens and pool area in this development are outstanding and it is a very well run community with security at the entrance. The apartment has a lift up to the second floor from the underground parking. You enter into a nice hallway with storage and the living room is open plan with an art deco feature fireplace in the center of the room and doors opening out onto a West facing covered terrace which is quiet and private and you can see the pool area below. The kitchen has a unique bay window with a seat below. Although dated, the kitchen is fully equipped and fully functional with a serving hatch into the living area giving the impression that the kitchen is separate yet integrated. On this level there is a guest cloakroom.

Upstairs you will find the master bedroom with built in wardrobes and a Juliette balcony along with an en suite walk in shower room. There is a guest bedroom which has a curved East facing terrace and an en suite bathroom.

If you are looking for a super property with everything walking distance including the beach, then this is the property for you. Would also make an ideal rental investment given its superb location.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Ensuite Bathroom  
Marble Flooring  
24 Hour Reception  
Fitted Wardrobes  
WiFi  
Near Church  
Restaurant On Site  
Near Mosque

### Views

Garden  
Pool  
Courtyard  
Urban

### Pool

Communal

### Garden

Communal

### Category

Investment  
Resale  
Luxury  
Beachfront

### Orientation

East  
West

### Setting

Beachside  
Close To Golf  
Close To Port  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Close To Marina

### Furniture

Not Furnished

### Security

Gated Complex  
24 Hour Security  
Entry Phone

### Climate Control

Fireplace

### Condition

Excellent  
Renovation Required  
Restoration Required

### Kitchen

Fully Fitted

### Parking

Underground