

## Sales - Apartment - Marbella

### 495.000€



**Ref.-ID: MIBGR5167021**

**Marbella**

**Apartment**

**Community: 1,380 EUR / year**

**IBI: 380 EUR / year**



**2**



**1**



**90 m2**

Investment Opportunity in the center of Marbella. This well-appointed bright and in very good condition 85sq m 2 bedroom apartment with a private balcony is ideally situated in Marbella Center, offering an exceptional opportunity for comfortable urban living in the heart of Marbella, Malaga. Modern, fully renovated 2 bedroom 1 bathroom apartment in the center of Marbella, steps from the beach, fine dining restaurants and shops, schools, and just a few meters from the sea, making it highly convenient for both families and professionals. It consists of an entrance hall, living room with access to the terrace, a fully equipped kitchen, two bedrooms, a bathroom with a bath tube. A short walk to the beach, supermarkets, schools, shops and transportation. Secure entrance, community remote access parking area, underfloor heating provide warmth during mild winter months and wall A/C guaranteeing comfort during the warm summers Outdoor living is enhanced by a private balcony, affording pleasant street and urban views. Communal adult and children pools are offering a gathering spot during the summer. The building has a lift, outdoor parking for residents' exclusive use, a swimming pool and secure entrance. An unbeatable location for those looking to live in the heart of the city and just a few steps from the beach, very low community fee and IBI makes this property an attractive investment opportunity. Marbella is known for its charm and cosmopolitan atmosphere. With a variety of shops, fine dining restaurants, beaches and fantastic weather all year round, it is an ideal place to live or invest.

- Setting**
- ✓ Town
  - ✓ Close To Golf
  - ✓ Close To Shops
  - ✓ Close To Sea
  - ✓ Close To Town
  - ✓ Close To Schools

- Features**
- ✓ Near Transport
  - ✓ Private Terrace
  - ✓ WiFi
  - ✓ Fiber Optic

- Orientation**
- ✓ South East

- Furniture**
- ✓ Fully Furnished

- Condition**
- ✓ Recently Renovated

- Kitchen**
- ✓ Fully Fitted

- Pool**
- ✓ Communal
  - ✓ Children`s Pool

- Parking**
- ✓ Street
  - ✓ Communal

- Climate Control**
- ✓ Hot A/C
  - ✓ Cold A/C
  - ✓ U/F Heating
  - ✓ U/F/H Bathrooms

- Utilities**
- ✓ Electricity

- Views**
- ✓ Street

- Category**
- ✓ Bargain
  - ✓ Cheap
  - ✓ Holiday Homes
  - ✓ Investment
  - ✓ Resale