Sales - Apartment - Elviria

750.000€











Ref.-ID: MIBGR5321299 **Elviria** **Apartment**

Community: 6,180 EUR / year **IBI: 1,215 EUR / year** **Rubbish: 232 EUR / year** **3** **3** **159 m2**

Exceptional corner apartment in Elviria Hills – space, privacy and lifestyle in one of the most desirable areas of Elviria, Marbella. This bright and spacious property offers 159 m² of interior living space plus 31 m² of terraces, featuring 3 bedrooms and 3 bathrooms with an excellent layout and abundant natural light thanks to its privileged corner position. The main terrace is perfect for outdoor dining, relaxing with family and friends, or enjoying the Mediterranean climate all year round. Large windows create a seamless connection between indoor and outdoor living, enhancing the feeling of space and comfort. From the terrace, you can enjoy beautiful views of the lake, golf course, and sea. This apartment stands out for its excellent finishes and thoughtful layout. Inside, elegant marble floors bring light and a sense of spaciousness to every room. It features air conditioning and central heating, ensuring maximum comfort year-round. Underfloor heating in the master bathroom and built in (ceiling) infrared heating in the other two bathrooms providing added comfort and well-being. The fully furnished kitchen includes a practical adjacent terrace with garden and pool views. The property offers built-in wardrobes in the bedrooms, maximizing storage space, as well as blinds for greater privacy and peace of mind. Alarm system for added security. It includes one parking space and one storage unit in the building's basement. A comfortable, functional, and move-in ready home, ideal as a permanent residence or investment property. Located within a prestigious and beautifully maintained community, residents enjoy: ✔ Large communal swimming pool ✔ Lush landscaped gardens ✔ Peaceful and secure environment ✔ On-site 9-hole golf course ✔ Driving range and golf academy ✔ Two clay tennis courts ✔ The renowned restaurant "El Lago" Prime location: • 5 minutes to Elviria’s sandy beaches and commercial centre • 15–20 minutes to Marbella town centre • 30 minutes to Puerto Banús • 45 minutes to Malaga Airport Surrounded by top golf courses such as Cabopino Golf, Santa Maria Golf, and Rio Real Golf, as well as international schools, this property is ideal as a permanent residence, holiday home, or investment. A fantastic opportunity to enjoy the Costa del Sol lifestyle in a prestigious community.

Setting
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Schools

Orientation
- ✔ East Facing
- ✔ South East Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Central Heating
- ✔ U/F/H Bathrooms

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Golf Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views
- ✔ Lake Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Gym
- ✔ Tennis Court
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Barbeque
- ✔ Double Glazing
- ✔ Restaurant On Site
- ✔ Near Church
- ✔ Basement

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Alarm System

Parking
- ✔ Underground Parking
- ✔ Garage
- ✔ Street Parking
- ✔ Communal Parking

Utilities
- ✔ Electricity
- ✔ Drinkable Water

Category
- ✔ Golf
- ✔ Investment
- ✔ Luxury
- ✔ Resale