

**Sales - Apartment - Benahavís**  
**675.000€**

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**Ref.-ID: MIBGR5236636**

**Benahavís**

**Apartment**

**Community: 3,384 EUR / year IBI: 500 EUR / year**

**Rubbish: 18 EUR / year**



**3**



**2**



**120 m2**



**50 m2**

Benahavís – near Marbella and La Zagaleta A perfect blend of luxury, tranquillity, and investment potential—this apartment is a must-see! This contemporary 3-bedroom, 2-bathroom ground-floor apartment offers the ideal blend of comfort, style, and outdoor living. With direct access to a large sunny terrace and a beautiful garden with private use, yet manicured by the gardeners of the community, it's perfect as a holiday retreat, year-round residence, or high-yield investment. Bright & Spacious Living - An open-plan living and dining area flows seamlessly onto a generous outdoor terrace with immediate access to a well-kept garden, creating an extended living space ideal for relaxing or entertaining. Modern Kitchen & Laundry Room - A fully fitted kitchen with premium appliances and a separate laundry area offers both style and practicality. Elegant Bedrooms - The master bedroom features an en-suite modern bathroom, fitted wardrobes, and direct terrace/garden access. Two additional guest bedrooms share a contemporary bathroom. The luxurious gated community feaure tropical gardens and two swimming pool. As its name "BOTANIC" suggests, the green areas are also a major part of the design, using vertical gardens and green corridors. The developers have aimed to create a botanical journey through the vegetation of the 5 continents via more than 500m pedestrian walkways across the development. Premium Amenities – One parking space (underground) – Large storage room – Apartment freshly painted in december 2025 - Air-Conditioning recently serviced - Premium Alarma System Installed - Electric blinds Why Benahavís? Located within the prestigious Golden Triangle with Marbella and Estepona, Benahavís stands out for: ✓ Beautiful natural surroundings ✓ Low local property taxes ✓ High-level public services ✓ One of Spain’s most affluent and well-maintained municipalities Shops and restaurants are just 5 minutes away, the beach 10 minutes, and Puerto Banús only 12 minutes. A rare opportunity combining luxury, tranquillity, and excellent investment potential—this ground-floor apartment with garden access is truly a must-see. ✓ Low property taxes ✓ Excellent public services ✓ One of Spain’s wealthiest municipalities Shops and restaurants within a 5 min drive, the beack 10 min away, Puerto Banus 12 min away. A perfect blend of luxury, tranquility, and investment potential—this apartment is a must-see!

<b>Setting</b> <ul style="list-style-type: none"><li>✓ Mountain Pueblo</li><li>✓ Close To Golf</li><li>✓ Close To Forest</li><li>✓ Urbanisation</li></ul>	<b>Orientation</b> <ul style="list-style-type: none"><li>✓ South</li></ul>	<b>Condition</b> <ul style="list-style-type: none"><li>✓ Excellent</li></ul>	<b>Pool</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>	<b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Hot A/C</li><li>✓ Cold A/C</li></ul>	<b>Views</b> <ul style="list-style-type: none"><li>✓ Country</li><li>✓ Panoramic</li><li>✓ Garden</li></ul>
<b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Lift</li><li>✓ Fitted Wardrobes</li><li>✓ Private Terrace</li><li>✓ WiFi</li><li>✓ Storage Room</li><li>✓ Utility Room</li><li>✓ Ensuite Bathroom</li><li>✓ Marble Flooring</li><li>✓ Double Glazing</li></ul>	<b>Furniture</b> <ul style="list-style-type: none"><li>✓ Not Furnished</li></ul>	<b>Kitchen</b> <ul style="list-style-type: none"><li>✓ Fully Fitted</li></ul>	<b>Garden</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>	<b>Security</b> <ul style="list-style-type: none"><li>✓ Gated Complex</li><li>✓ Electric Blinds</li><li>✓ Entry Phone</li><li>✓ Alarm System</li></ul>	<b>Parking</b> <ul style="list-style-type: none"><li>✓ Underground</li></ul>
<b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li><li>✓ Drinkable Water</li></ul>	<b>Category</b> <ul style="list-style-type: none"><li>✓ Golf</li><li>✓ Holiday Homes</li><li>✓ Investment</li><li>✓ Luxury</li><li>✓ Resale</li><li>✓ Contemporary</li></ul>				