

Sales - Apartment - Puerto Banús
370.000€

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Ref.-ID: MIBGR5257612

Puerto Banús

Apartment

Community: 1,584 EUR / year

IBI: 666 EUR / year

Rubbish: 92 EUR / year



1



1



80 m2

APARTMENT WITH TOURIST LICENCE IN PUERTO BANÚS (MARBELLA) NEXT TO THE MARINA Exclusive and spacious 75 m² apartment for sale, an exceptional size for the area, located in a residential complex with large gardens and 4 large swimming pools, next to the Puerto Banús marina. There are currently no properties for sale either within this development or in its immediate surroundings, making this property a unique opportunity both in terms of asset value and investment. Key features for investors: • 75 m² of floor space, well above the average in Puerto Banús TOURIST LICENCE IN FORCE, ready for immediate use • The flat currently has 1 bedroom, • High-end private residential complex with gardens and swimming pools, tennis court • Building with lift • Very bright property • Prime location, in the heart of Puerto Banús 4 entrances to the urbanization Surrounded by luxury boutiques, shopping centres, top-class restaurants and leisure areas, just a few metres from the marina and the beach. An ideal asset for investors seeking exclusivity, scarcity of supply and constant high demand. An exceptional opportunity to acquire a unique property in one of the most sought-after areas of the Costa del Sol, with high potential for appreciation.

Setting <div><div>✓</div>Town</div> <div><div>✓</div>Commercial Area</div> <div><div>✓</div>Beachside</div> <div><div>✓</div>Port</div> <div><div>✓</div>Close To Port</div> <div><div>✓</div>Close To Shops</div> <div><div>✓</div>Close To Sea</div> <div><div>✓</div>Urbanisation</div>	Orientation <div><div>✓</div>North East</div> <div><div>✓</div>South East</div>	Condition <div><div>✓</div>Good</div>	Pool <div><div>✓</div>Communal</div>	Climate Control <div><div>✓</div>Air Conditioning</div>	Views <div><div>✓</div>Mountain</div> <div><div>✓</div>Garden</div>
Features <div><div>✓</div>Lift</div> <div><div>✓</div>Fitted Wardrobes</div> <div><div>✓</div>Near Transport</div> <div><div>✓</div>Satellite TV</div> <div><div>✓</div>Paddle Tennis</div> <div><div>✓</div>Access for people with reduced mobility</div> <div><div>✓</div>Marble Flooring</div>	Furniture <div><div>✓</div>Fully Furnished</div>	Kitchen <div><div>✓</div>Fully Fitted</div>	Garden <div><div>✓</div>Communal</div>	Security <div><div>✓</div>Gated Complex</div>	Category <div><div>✓</div>Bargain</div> <div><div>✓</div>Holiday Homes</div> <div><div>✓</div>Investment</div>