



Sales - Apartment - El Rosario  
**515.000€**

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**Ref.-ID: MIBGR5344024**

**El Rosario**

**Apartment**

**Community: 2,340 EUR / year**

**IBI: 988 EUR / year**

**Rubbish: 185 EUR / year**



**3**



**2**



**102 m2**

Fantastic, spacious and bright seaside elevated ground floor corner apartment, in a beachfront residential complex, located on one of the best beaches in Marbella. It features a large, very pleasant terrace that surrounds the entire property, perfect for enjoying breakfast, lunch, or dinner while making the most of Marbella's sunny climate. The apartment overlooks the lush, beautifully maintained tropical communal gardens. There are three exterior double bedrooms, all bright and airy, and two full bathrooms. The master bedroom is very spacious and includes an en-suite bathroom. The property also comes with a private parking space and a large, very practical storage room. The Alvarito Playa residential complex is highly sought-after due to its prime location next to some of Marbella's finest beaches, with natural sand dunes and crystal-clear waters. It is a quiet, family-friendly, and exclusive community featuring three swimming pools and beautifully maintained tropical gardens. There is 24-hour security, direct access to the beach, two tennis courts, and a natural grass football field. It is perfect for families looking to enjoy a peaceful and privileged beachfront setting, while still having easy access to amenities such as supermarkets, restaurants, a pharmacy, schools, nurseries, a petrol station, hairdresser, car rental services, and more — including two renowned golf clubs and a clay tennis club. All of this is just 6 km from Marbella, reachable in only 5 minutes by car. An unbeatable investment opportunity thanks to its high rental potential, both for holiday and long-term residential lets. Apartment is sold with a private parking spot and a storage room included in the price.

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|--|---|--|---|---|--|
| <p><b>Setting</b></p> <ul style="list-style-type: none"> <li>✓ Beachfront</li> <li>✓ Beachside</li> <li>✓ Close To Golf</li> <li>✓ Close To Shops</li> <li>✓ Close To Schools</li> <li>✓ Urbanisation</li> <li>✓ Front Line Beach Complex</li> </ul>   | <p><b>Orientation</b></p> <ul style="list-style-type: none"> <li>✓ East</li> <li>✓ South East</li> <li>✓ South</li> </ul> | <p><b>Condition</b></p> <ul style="list-style-type: none"> <li>✓ Good</li> </ul>       | <p><b>Pool</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> </ul>   | <p><b>Climate Control</b></p> <ul style="list-style-type: none"> <li>✓ Air Conditioning</li> <li>✓ Hot A/C</li> <li>✓ Cold A/C</li> </ul>   | <p><b>Views</b></p> <ul style="list-style-type: none"> <li>✓ Garden</li> </ul>   |
| <p><b>Features</b></p> <ul style="list-style-type: none"> <li>✓ Covered Terrace</li> <li>✓ Fitted Wardrobes</li> <li>✓ Near Transport</li> <li>✓ Private Terrace</li> <li>✓ WiFi</li> <li>✓ Tennis Court</li> <li>✓ Storage Room</li> <li>✓ Ensuite Bathroom</li> <li>✓ Marble Flooring</li> <li>✓ Double Glazing</li> </ul> | <p><b>Furniture</b></p> <ul style="list-style-type: none"> <li>✓ Optional</li> </ul>                                      | <p><b>Kitchen</b></p> <ul style="list-style-type: none"> <li>✓ Fully Fitted</li> </ul> | <p><b>Garden</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> </ul> | <p><b>Security</b></p> <ul style="list-style-type: none"> <li>✓ Gated Complex</li> <li>✓ Entry Phone</li> <li>✓ 24 Hour Security</li> </ul> | <p><b>Parking</b></p> <ul style="list-style-type: none"> <li>✓ Underground</li> <li>✓ Garage</li> <li>✓ Private</li> </ul> |
| <p><b>Category</b></p> <ul style="list-style-type: none"> <li>✓ Beachfront</li> <li>✓ Holiday Homes</li> <li>✓ Investment</li> <li>✓ Resale</li> </ul>   |   |  |   |   |  |