



Sales - Apartment - Marbella
769.000€

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Ref.-ID: MIBGR5381911

Marbella

Apartment

Community: 2,652 EUR / year

IBI: 1,369 EUR / year

Rubbish: 93 EUR / year



3



2



135 m2

VACATIONAL LICENCE MAGNIFICENT PENTHOUSE - DUPLEX IN: SAN PEDRO DE ALCANTARA - BEACH SIDE. Just a 10-minute walk to the sea. (MARBELLA) Super modern apartment, finished to the highest standards and with an unbeatable location in the beach area of San Pedro de Alcántara. Situated just a 10-minute walk from the sea and the center of San Pedro de Alcántara. It offers the perfect combination of tranquility, comfort, and Mediterranean lifestyle. Surrounded by restaurants, a gym, supermarkets, a paddle tennis club, hairdressers.. . all within easy reach, without needing a car. The property stands out for its contemporary design, clean lines, and a layout designed to maximize natural light. Every detail has been carefully selected to convey modernity, class, and comfort. Entrance hall, connected to the living room, spacious, clean, bright, square-shaped, and with a fully equipped open-plan kitchen (separate laundry area). It opens onto a sunny, spacious terrace with views of the beautiful Nueva Alcantara area and all its charms. Two large bedrooms with ample wardrobes, all of a very good size, and two fantastic full bathrooms. From the terrace, outside and above, there is a magnificent pergola-covered terrace (approximately 81 m2) with partial sea and mountain views.. . enjoy a magnificent chill-out area and BBQ, and a third bedroom with a connection point to easily add a third bathroom. An ideal property, both for year-round living and for enjoying holiday stays in a privileged setting. The apartment includes two underground parking spaces. A magnificent and very private communal pool, for the exclusive use of the residents of this residential complex. Don't hesitate to call us to arrange a visit, because like all good things in life.. . it's a surprise! We'd be delighted to assist you!

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| <p>Setting</p> <ul style="list-style-type: none"> ✓ Beachfront ✓ Town ✓ Commercial Area ✓ Close To Golf ✓ Close To Port ✓ Close To Shops ✓ Close To Sea ✓ Close To Town ✓ Close To Schools ✓ Close To Marina ✓ Urbanisation | <p>Orientation</p> <ul style="list-style-type: none"> ✓ South | <p>Condition</p> <ul style="list-style-type: none"> ✓ Excellent | <p>Pool</p> <ul style="list-style-type: none"> ✓ Communal | <p>Climate Control</p> <ul style="list-style-type: none"> ✓ Air Conditioning ✓ Hot A/C ✓ Cold A/C | <p>Views</p> <ul style="list-style-type: none"> ✓ Sea ✓ Mountain ✓ Panoramic ✓ Pool ✓ Urban |
| <p>Features</p> <ul style="list-style-type: none"> ✓ Covered Terrace ✓ Lift ✓ Fitted Wardrobes ✓ Private Terrace ✓ Solarium ✓ Ensuite Bathroom ✓ Barbeque ✓ Double Glazing ✓ Restaurant On Site ✓ Day Care ✓ Near Mosque ✓ Near Church | <p>Furniture</p> <ul style="list-style-type: none"> ✓ Fully Furnished | <p>Kitchen</p> <ul style="list-style-type: none"> ✓ Fully Fitted | <p>Security</p> <ul style="list-style-type: none"> ✓ Gated Complex ✓ Electric Blinds ✓ Entry Phone ✓ Alarm System ✓ Safe | <p>Parking</p> <ul style="list-style-type: none"> ✓ Underground ✓ Garage ✓ Communal ✓ Private | <p>Category</p> <ul style="list-style-type: none"> ✓ Beachfront ✓ Investment ✓ Luxury ✓ Contemporary |