

# Sales - House - Puerto Banús

## 2.675.000€

**Puerto Banús**

**House**

**Community: 2,220 EUR / year IBI: 2,831 EUR / year**

**Rubbish: 186 EUR / year**



**5**



**3.5**



**297 m2**



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Marbella - Puerto Banus, Marbella Azure 7 Welcome to Azure 7, a modern semi-detached villa located in the gated community of Banus Bay, just minutes from Puerto Banus. This 5-bedroom home offers bright open-plan living spaces, private garden, swimming pool, and a rooftop solarium with a jacuzzi. Finished to a high standard, it combines comfort, style, and functionality. The property features a spacious main living and dining area with direct access to the terrace and pool, a fully equipped open kitchen, and a lower level with a cozy TV lounge ideal for relaxing. The rooftop solarium provides additional outdoor living space, perfect for entertaining or enjoying the Marbella climate. Azure 7 is part of a secure gated community within walking distance to the beach, shops, and restaurants. It's an ideal option for a permanent residence or holiday home in one of Marbella's most sought-after locations.

### Setting

- ✓ Beachside
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Town

### Climate Control

- ✓ Air Conditioning

### Kitchen

- ✓ Partially Fitted
- ✓ Kitchen-Lounge

### Category

- ✓ Luxury

### Orientation

- ✓ West

### Views

- ✓ Panoramic
- ✓ Garden
- ✓ Pool
- ✓ Urban

### Garden

- ✓ Private

### Condition

- ✓ Excellent
- ✓ Good
- ✓ New Construction

### Features

- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Jacuzzi
- ✓ Basement

### Security

- ✓ Alarm System

### Pool

- ✓ Private

### Furniture

- ✓ Fully Furnished
- ✓ Part Furnished
- ✓ Optional

### Parking

- ✓ More Than One
- ✓ Private































