

## Sales - Apartment - The Golden Mile

# 2.500.000€

**The Golden Mile**

**Apartment**

**Community: 7,236 EUR / year IBI: 1,480 EUR / year**

**Rubbish: 185 EUR / year**



**3**



**3.5**



**405 m2**

Exclusively presented, this exceptional duplex penthouse is located in the prestigious gated community of Lomas del Rey, one of the most sought-after addresses on Marbella's Golden Mile. Offering panoramic views of the Mediterranean Sea and La Concha Mountain, the property combines privacy, space, and a real prime location just minutes from Puente Romano, the beach, and Marbella's finest amenities. The property offers a total built area of 405m<sup>2</sup>, including a bright and well-distributed interior of 191m<sup>2</sup>. It features three spacious en-suite bedrooms, a guest toilet, an office, and an additional versatile space ideal as a games room, cinema room, or even a fourth bedroom. High-quality finishes include underfloor heating in the bathrooms, double glazing, electric blinds, and ample built-in wardrobes throughout. A standout feature is the impressive 214m<sup>2</sup> private terrace, designed for year-round outdoor living. With both covered and open areas, as well as a built-in barbecue, it is perfect for entertaining or enjoying the views in complete privacy. The community offers beautifully maintained tropical gardens, several swimming pools including a heated pool, and a children's play area, all within a secure environment with 24-hour security and concierge service. Additional features include air conditioning, fireplace, fibre optic internet, lift access, and a private garage. Ideally located within walking distance to international schools, restaurants, and the beach, this property represents an excellent opportunity as a primary residence or holiday home on the Golden Mile.

### Setting

- ✓ Beachside
- ✓ Close To Sea
- ✓ Close To Schools

### Climate Control

- ✓ Air Conditioning
- ✓ Fireplace
- ✓ U/F/H Bathrooms

### Garden

- ✓ Communal

### Orientation

- ✓ South West

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Panoramic
- ✓ Pool

### Security

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ 24 Hour Security

### Condition

- ✓ Excellent
- ✓ Good

### Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Private Terrace
- ✓ Games Room
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Fiber Optic

### Parking

- ✓ More Than One
- ✓ Private

### Pool

- ✓ Communal
- ✓ Heated

### Furniture

- ✓ Optional

























































