



**Sales - Apartment - Puerto Banús**  
**1.475.000€**

**www.mibgroup.es**  
**+34 662 58 96 58**  
**info@mibgroup.es**

**Ref.-ID: MIBGR5201335**

**Puerto Banús**

**Apartment**

**Community: 7,464 EUR / year IBI: 2,155 EUR / year**

**Rubbish: 185 EUR / year**



**2**



**2**



**204 m<sup>2</sup>**

Exclusive Ground-Floor Apartment in Bahía de Banús – Luxury, Comfort & Prime Location Discover this elegant 2-bedroom apartment with en-suite bathrooms, located in the prestigious Bahía de Banús community, just steps from the beach. The property boasts spacious, contemporary interiors with high-end finishes. The bright living room opens onto a large west-facing terrace, perfect for enjoying the afternoon sun and pleasant Mediterranean evenings. It also includes a private parking space and a storage room for added convenience. Situated in one of the most exclusive areas of the Costa del Sol, the community offers 24-hour security, lush tropical gardens, swimming pools, a gym, and a spa, ensuring maximum comfort and privacy. A unique opportunity to live by the sea in a tranquil and sophisticated setting, just moments from Puerto Banús and all amenities.

**Setting**

- Beachside
- Close To Port
- Close To Sea

**Climate Control**

- Air Conditioning
- Hot A/C

**Garden**

- Communal

**Orientation**

- South West

**Views**

- Pool

**Parking**

- Underground

**Condition**

- Excellent

**Features**

- Gym
- Storage Room
- 24 Hour Reception

**Pool**

- Communal

**Kitchen**

- Fully Fitted











































