MIBGROUP.ES

Sales - Apartment - Altos de los Monteros

695.000€

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Ref.-ID: MIBGR5259430 **Altos de los Monteros** **Apartment**

Community: 2,520 EUR / year **IBI: 890 EUR / year**

 **3**

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 **195 m2**

STUNNING Penthouse duplex in the beautiful, newly built Elements, located in Altos de Los Monteros, Marbella, just an 8-minute drive from alluring beaches and the Marbella arch, and a 10-minute drive to La Cañada and the charming Marbella Old Town. This glamorous southeast-oriented home boasts magnificent views, top-of-the-line qualities, and a feel of luxury & comfort all around. On the first level, we find an open-plan living area, bright and spacious, with raised ceilings that give this particular apartment a feeling of openness as you walk in. This penthouse has beautiful Porcelanosa flooring throughout, and a well-equipped kitchen that features a gorgeous newly reformed countertop island, perfect for entertaining or enjoying a relaxing brunch. All ceiling lights throughout the house are energy-efficient and feature invisible elements. The living room is perfect for a cozy gathering. At that level, we also find a guest bedroom and a downstairs guest bathroom. The fantastic downstairs terrace expands the length of the entire first floor, and can be accessed from the living room. It fits a dining table, perfect for gatherings on a warm Andalusian summer evening, or a fun-filled family lunch. It is also a welcoming sitting area where one can enjoy a nice glass of wine, a relaxing conversation, and, of course, the fabulous views of the Mediterranean and the nearby hills. A little slice of paradise at home! A sophisticated modern stairway leads us upstairs, where we find the master bedroom with its stunning en-suite bathroom, a luxe and inviting space with tons of natural light. There is also an equally bright second guest bedroom and an additional bathroom. All rooms come with ample built-in closets. On that same level, we find a second terrace, perfect for sunbathing, since it is perfectly private, and where one can enjoy a snack while enjoying the wonderful views. Back on the first floor, the laundry room is separated from the kitchen by a door, where there is space for storage (like a pantry), and we find a washing machine. All appliances are top-tier brands (Siemens). The penthouse has a Vaillant aerothermal central cooling/heating, boiler, and underfloor heating system (extremely efficient). Each room in the house has its own independent thermostat. The master bedroom and ensuite bathroom floors have underfloor heating (water-based). The complex, Elements, is modern, with clean lines and a nice swimming pool area, where one can spend a relaxing morning or afternoon in the sun or under a tropical-style parasol. The gardens boast mature vegetation, like olive trees, that offer a nice natural shade during the summer heat. Residents also have access to a clubhouse with a gym with weights and other equipment, as well as a lounging area for parties, gatherings, a large TV to watch sports or movies, a fully equipped kitchen, a bathroom, and a nice terrace with a dining table. This wonderful penthouse-duplex has everything one could desire and enjoy the Marbella life! It is certainly a must-see! The apartment has no furniture and is ready to move in. Indoor Built Area: 127m². Terraces: 56m². Parking space: 12m². Total: 195m². Community Fees: €210 per month. IBI Fees: €895 per year.

Setting
- Close To Golf
- Urbanisation

Orientation
- East Facing
- South East Orientation
- South Facing

Condition
- Excellent Condition
- New Construction

Pool
- Communal Pool

Climate Control
- Air Conditioning
- Hot A/C
- Cold A/C
- Central Heating
- U/F Heating
- U/F/H Bathrooms

Views
- Sea Views
- Mountain Views
- Country Views
- Panoramic Views

Features
- Fitted Wardrobes
- Private Terrace
- Satellite TV
- WiFi
- Gym
- Games Room
- Utility Room
- Ensuite Bathroom
- Double Glazing
- Fiber Optic

Furniture
- Not Furnished

Kitchen
- Fully Fitted Kitchen

Garden
- Communal Garden

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

Parking
- Garage
- Covered Parking
- Private Parking

Utilities
- Electricity
- Drinkable Water
- Telephone

Category
- Holiday Homes
- Investment
- Luxury
- Resale
- Contemporary











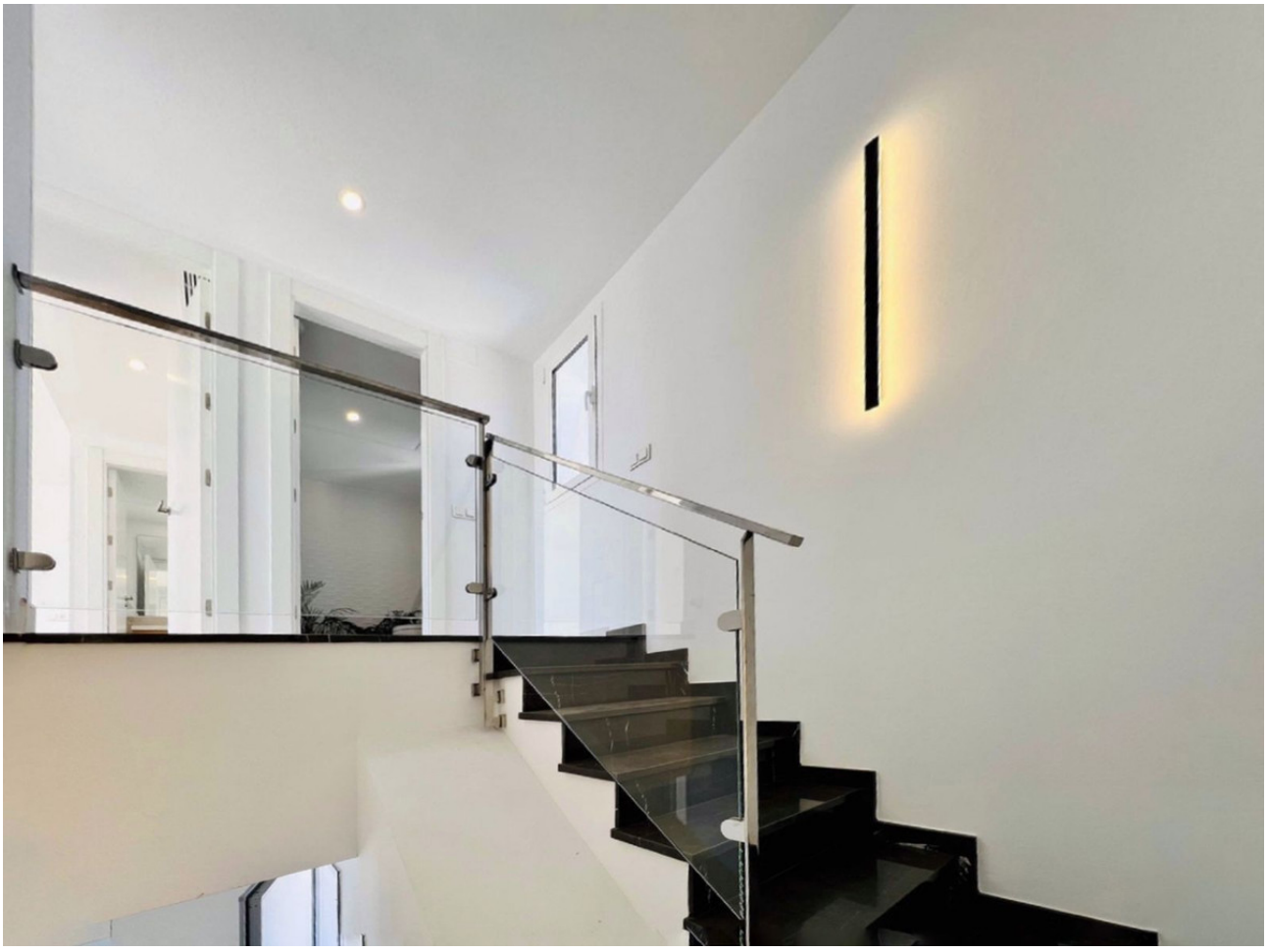




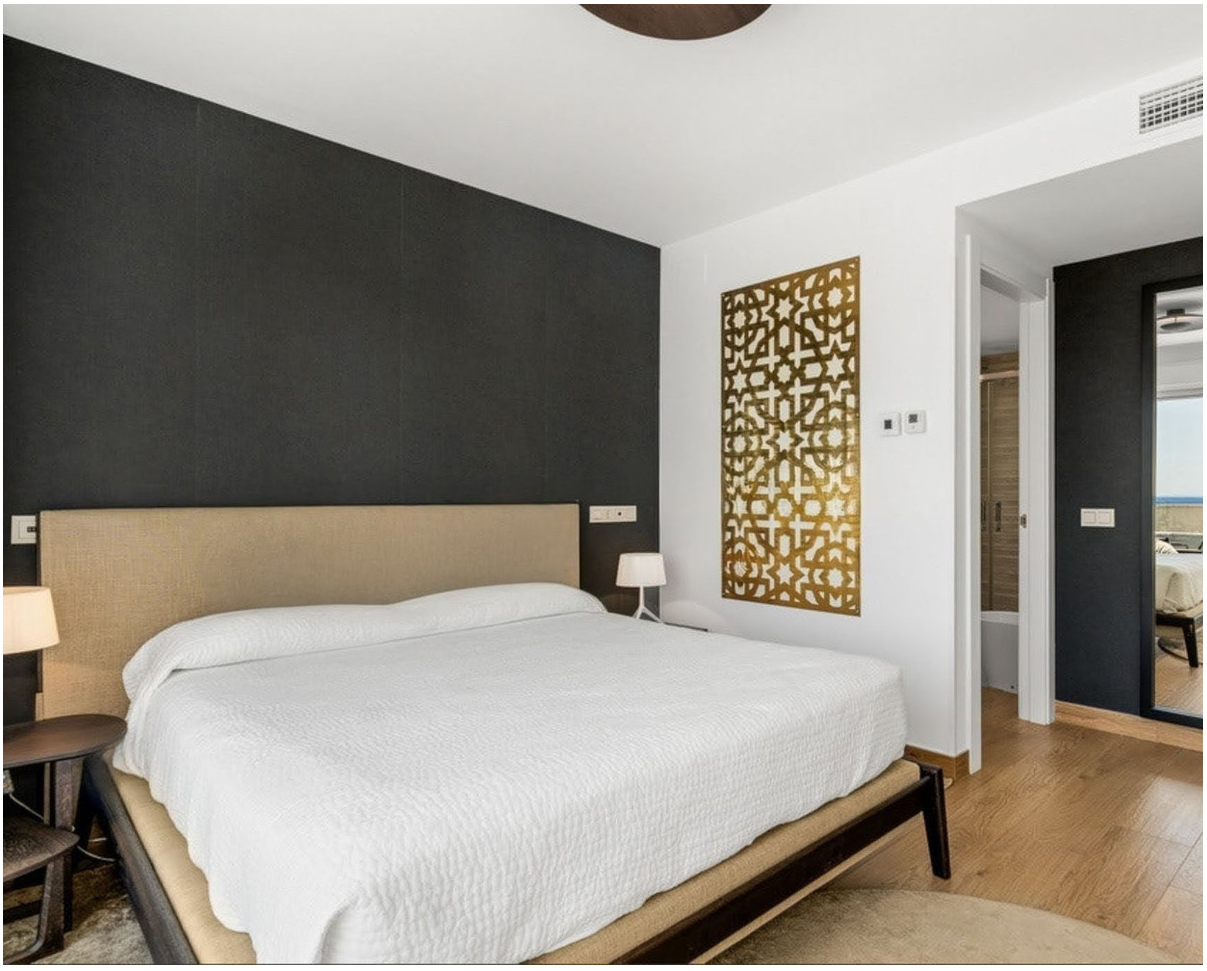
































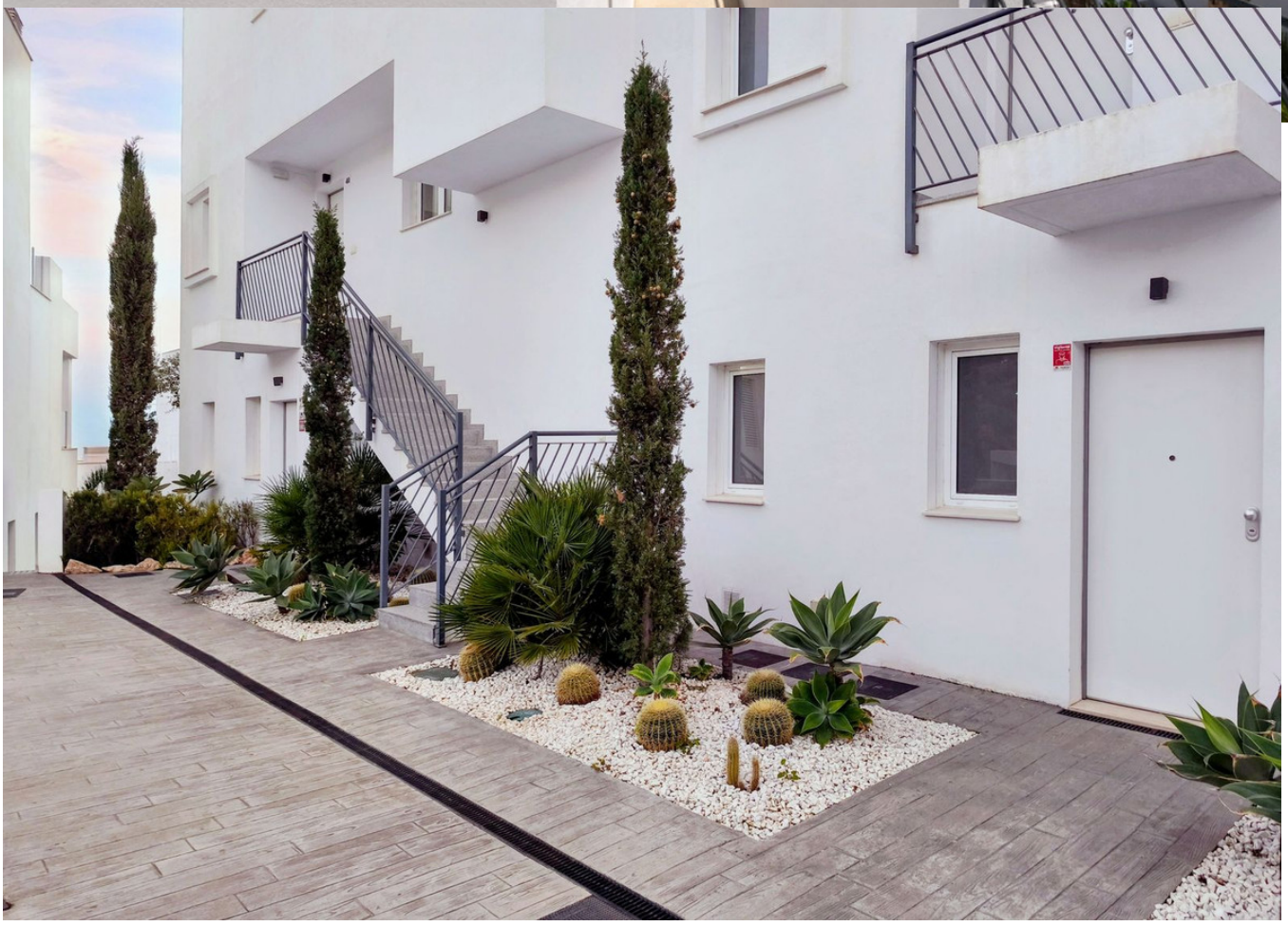

TORUS
HORIZON
FLYBIRD

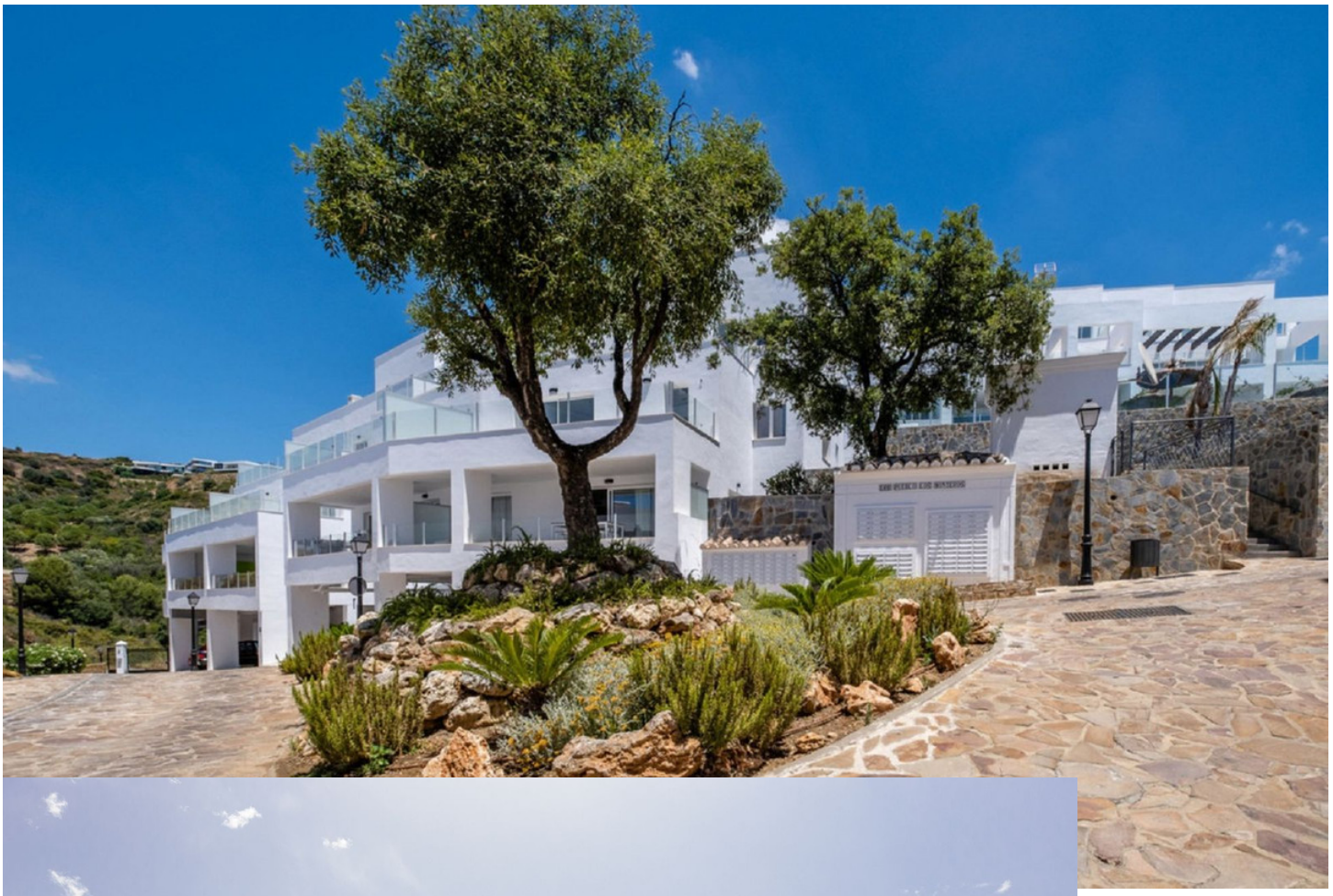













elements
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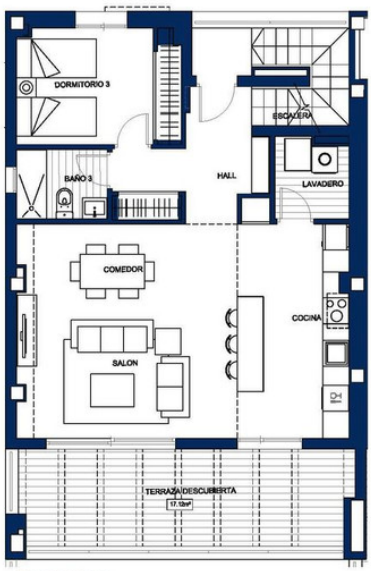
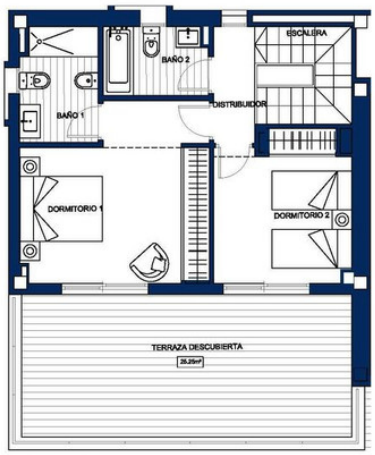
elements





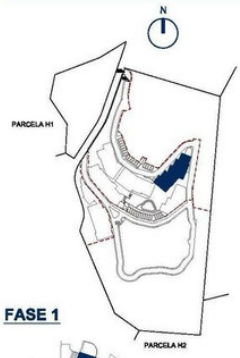
PLANTA BAJA



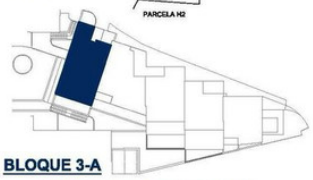
PLANTA ALTA

Escala 1 : 75

1 m 2 m 3 m 4 m 5 m 6 m 7 m 8 m 9 m 10 m



FASE 1



BLOQUE 3-A

CUADRO DE SUPERFICIES

Hall	7.75m²
Cocina	12.96m²
Lavadero	3.16m²
Salón- Comedor	25.25m²
Escalera	4.45m²
Dormitorio 3	10.20m²
Baño 3	3.36m²
TOTAL ÚTIL PLANTA BAJA	**67.13m²**
Distribuidor	2.56m²
Dormitorio 1	15.50m²
Dormitorio 2	10.74m²
Baño 1	4.72m²
Baño 2	3.49m²
TOTAL ÚTIL PLANTA ALTA	**37.01m²**
TOTAL ÚTIL INTERIOR	**104.14m²**
CONSTRUIDA VIVIENDA	**127.44m²**
CONSTRUIDA TERRAZAS/PORCHE	**56.04m²**
CONSTRUIDA TOTAL	**183.48m²**
UTIL BOJA [2]	**114.55m²**
CONSTRUIDA BOJA [1]	**150.46m²**