

**Ref.-ID: MIBGR5360722**

**Marbesa**

**Apartment**

**Community: 2,520 EUR / year IBI: 789 EUR / year**

**Rubbish: 184 EUR / year**



**\*\*Charming 2-Bedroom Apartment for Sale in Marbella\*\*** Discover this spectacular 2-bedroom apartment located in an exclusive residential community in Marbella. Situated just 800 meters from the beach and a few minutes from Cabopino Marina, this home is perfect for those seeking to enjoy the sun and sea. Its proximity to top-level golf courses and its location just minutes from the vibrant center of Marbella and Puerto Banús make it an ideal place for sports enthusiasts and those who love a vibrant social life. The apartment boasts a thoughtful design that allows natural light to flood every corner. The spacious living room opens onto a large balcony overlooking the communal pool, creating a perfect atmosphere for relaxation. The separate dining room also has access to its own balcony, ideal for al fresco dining. The kitchen includes a practical utility room, making everyday life easier. The master bedroom has an en-suite bathroom, while the second bedroom has a separate guest bathroom, ensuring comfort and privacy. All rooms offer views, bringing light and freshness to the home. Marble floors and double-glazed Climalit windows with exterior shutters add a touch of elegance and comfort. Security is a priority in this community, with 24-hour surveillance and an intercom system. The meticulously maintained communal gardens and the swimming pool are the perfect place to cool off on hot days. The apartment also includes an assigned parking space and storage unit. With excellent public transport links and proximity to supermarkets, prestigious schools, and pharmacies, this apartment offers a sophisticated and charming lifestyle. Don't miss the opportunity to live in this paradise!

**Setting**

- ✓ Beachside
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Urbanisation

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C

**Kitchen**

- ✓ Fully Fitted

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water

**Orientation**

- ✓ South

**Views**

- ✓ Pool

**Garden**

- ✓ Communal

**Category**

- ✓ Investment

**Condition**

- ✓ Good

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Near Transport
- ✓ WiFi
- ✓ Storage Room
- ✓ Fiber Optic

**Security**

- ✓ Gated Complex

**Pool**

- ✓ Communal

**Furniture**

- ✓ Not Furnished

**Parking**

- ✓ Underground

























