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Sales - Apartment - Reserva de Marbella

345.000€

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

Ref.-ID: MIBGR5468806 **Reserva de Marbella** **Apartment**

Community: 1,980 EUR / year **IBI: 800 EUR / year**

2

2

136 m2

Set on a raised ground floor within the gated La Reserva de Marbella complex above Cabopino, this apartment offers 121 m² of living space plus a private garden and terrace, designed for everyday family living with genuine outdoor space of its own. The property comprises an open-plan living-dining room with direct terrace access, and a fully equipped kitchen with oven, hob, fridge, microwave, and dishwasher. It offers 2 bedrooms with built-in wardrobes — the principal bedroom en-suite with a recently renovated bathroom, and a second bedroom with an integrated work area — plus 2 full bathrooms in total. South-east facing, the apartment enjoys natural light from early morning year-round, and comes with air conditioning (hot/cold), an electric fireplace, and 300 Mbps symmetric fibre optic internet. A private garage space and storage room (trastero) are included. The standout feature is direct outdoor access: the terrace is set up as a chill-out area with barbecue, fire pit, and outdoor dining space, while the private garden opens onto mountain views — offering a rare sense of space and privacy for an apartment. The gated complex is surrounded by greenery with 24-hour security, several communal pools open year-round (including a children's pool), tropical gardens, a jacuzzi, sports courts, and an on-site bar-restaurant just 200m away. Pets are welcome. Cabopino's natural beach, the Artola Dunes, and the marina are 5 minutes away by car, along with the local golf course and beach clubs. Marbella old town is 10 minutes; Puerto Banús and Fuengirola, 20 minutes; Málaga airport, 25 minutes. Supermarkets, pharmacy, gym, international schools, and a shopping centre are 15 minutes away, with direct access to the N-340, A-7, and AP-7. Delivered fully furnished and equipped, in excellent condition, and with an active tourist licence — ready to move into or to start generating rental income from day one. Well suited both as a second home in Marbella or as an investment property.

Orientation
- ✔ South East Orientation

Condition
- ✔ Good Condition
- ✔ Recently Renovated

Pool
- ✔ Communal Pool

Climate Control
- ✔ Central Heating

Views
- ✔ Mountain Views
- ✔ Panoramic Views

Features
- ✔ Ensuite Bathroom

Garden
- ✔ Communal Garden

Parking
- ✔ Private Parking

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