

**Продажа - Апартамент - La Mairena**  
**459.000€**



**Ref.-ID: MIBGR5173501**

**La Mairena**

**Апартамент**

**Коммунальные: 2,640 EUR / год**

**ИБИ: 600 EUR / год**

**Мусор: 260 EUR / год**



**3**



**2**



**102 m2**

Sea views and 3 bedrooms is offering this exclusive apartment in Elviria Alta / La Mairena and enchants with breathtaking panoramic views over the sea and the mountains – a place where peace, nature, and the Mediterranean lifestyle blend in perfect harmony. Just a few minutes away from the beaches and the vibrant life of Marbella, you can enjoy the pure beauty of Andalusia in a privileged location. With approx. 102 m² of living space plus generous 32 m² of terraces, this stylish home offers bright, open spaces and a well-balanced layout. The spacious living and dining area with fireplace opens directly onto the terraces, where unforgettable sunsets can be admired. The modern, fully equipped kitchen can be integrated into the living area, creating an even more open and welcoming atmosphere. Three bedrooms – including the master suite with dressing area and en suite bathroom – provide maximum comfort. Two elegant marble bathrooms, air conditioning (hot/cold), and fine details throughout highlight the luxurious character of this property. The apartment also includes two underground parking spaces and a separate storage room. The well-kept community features a spectacular infinity pool that seems to merge with the horizon, as well as beautifully landscaped gardens designed for relaxation. The location is second to none: within walking distance, you'll find a charming restaurant (Kudu Bar), a small supermarket, a tennis center, and the German School. Elviria's sandy beaches, lively center, and shopping facilities are just a 7-minute drive away, while Marbella is only 20 minutes. Several renowned golf courses, such as La Cala Golf with its three 18-hole courses, are also nearby. This apartment combines space, luxury, and unobstructed panoramic views in one of Marbella's most beautiful residential areas – a true gem that must be seen!

**Расположение**

- ✓ Рядом с гольф-полем
- ✓ Рядом с магазинами
- ✓ Рядом с городом
- ✓ Близко к школам
- ✓ Рядом с лесом
- ✓ Урбанизация

**ОРИЕНТАЦИЯ**

- ✓ Восток
- ✓ Юго-восток

**Состояние**

- ✓ Отличное

**бассейн**

- ✓ Общий

**Климат-контроль**

- ✓ Кондиционер

**ВИД**

- ✓ Море
- ✓ Горы
- ✓ Панорамный

**Особенности**

- ✓ Крытая терраса
- ✓ Лифт
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Подсобное помещение
- ✓ Ванная комната
- ✓ Мраморные полы
- ✓ Двойные стеклопакеты

**Кухня**

- ✓ Полностью оборудованная

**Сад**

- ✓ Общественный

**меры безопасности**

- ✓ Огражденный комплекс

**Парковка**

- ✓ Подземная
- ✓ Гараж

**Коммунальные услуги**

- ✓ Электричество
- ✓ Питьевая вода

**Категория**

- ✓ Дома для отдыха
- ✓ Инвестиции
- ✓ Элитная
- ✓ Перепродажа