Продажа - Апартамент - The Golden Mile

3.950.000€











Ref.-ID: MIBGR5457541 **The Golden Mile** **Апартамент**

Коммунальные: 12,480 EUR / год **ИБИ: 2,735 EUR / год** **Мусор: 186 EUR / год** **3** **3** **190 m2**

An exceptional duplex penthouse situated in the prestigious Andalusian gardens of the famous Marina de Puente Romano, Marbella. Facing south-west with partial sea views, overlooking the meticulously maintained communal gardens and the tennis courts of the iconic local club. One of the most sought-after and highly valued addresses available today. Direct access to all kinds of first-class amenities. Top-class dining and a full range of sporting facilities just a short walk away. Marbella’s seafront promenade invites you to go for a run, cycle or spend time outdoors and relax, right on your doorstep. The property is laid out over two levels. On the main level, there is a spacious living-dining room with plenty of natural light, a kitchen, a utility room and two spacious bedrooms, both with en-suite bathrooms. The terrace on this floor, measuring approximately 25 m², is accessed both from the living room and from one of the bedrooms. The second bedroom faces the iconic La Concha mountain. On the upper floor is the private area, comprising a very spacious master bedroom with an en-suite bathroom, a room currently used as a second living room which could easily be converted into another bedroom or a home office, and a terrace measuring approximately 75 m², with one covered section and another open-air section. There are side views of the sea and front views overlooking the tennis courts and the immaculately maintained Mediterranean gardens. The property offers enormous potential for renovation. It could also be used as it stands, in its original condition. Over the years, it has had just one owner and has been exceptionally well looked after. It comes with an underground parking space and its own storage room. La Marina de Puente Romano is one of the most spectacular residential complexes, not only in Marbella but across the entire Costa del Sol. It offers all the amenities of a truly luxurious residential complex, including 24-hour security, a communal swimming pool surrounded by beautiful mature gardens, and green spaces that are very rare to find these days. Just a short walk away you’ll find a state-of-the-art gym, tennis and padel courts, and some of Marbella’s most luxurious restaurants, as well as the very relaxed atmosphere of the seafront promenade, with its beach bars, beach clubs and cafés. A full range of sporting and dining options you could possibly imagine. All of this is very easily accessible, within walking distance. Marbella town centre is about a 5-minute drive away. Málaga International Airport is just over half an hour away. Unique opportunity at unique location. Pure Golden Mile.

Расположение
- ✔ Первая линия пляжа
- ✔ Рядом с портом
- ✔ Рядом с магазинами
- ✔ Рядом с морем
- ✔ Рядом с городом
- ✔ Урбанизация
- ✔ Передняя линия комплекс

ОРИЕНТАЦИЯ
- ✔ Юго-Западная ориентация

Состояние
- ✔ Хорошее состояние

бассейн
- ✔ Коммунальный бассейн

Климат-контроль
- ✔ Кондиционер

ВИД
- ✔ Вид на море
- ✔ Панорамы
- ✔ Сад Просмотров

Особенности
- ✔ Лифт
- ✔ Встроенные шкафы
- ✔ Рядом с транспортом
- ✔ Приватная терраса
- ✔ WiFi
- ✔ Кладовка
- ✔ Подсобное помещение
- ✔ Ванная комната
- ✔ Мраморные полы
- ✔ Двойные стеклопакеты
- ✔ Рядом с мечетью
- ✔ Подвал

Мебель
- ✔ Дополнительный Мебель

Кухня
- ✔ Полностью оборудованная кухня

Сад
- ✔ Общий сад
- ✔ Ухоженный сад

меры безопасности
- ✔ Огражденный комплекс
- ✔ Электрические жалюзи
- ✔ Домофон
- ✔ Сигнализация
- ✔ Охрана 24 часа

Парковка
- ✔ подземная парковка
- ✔ гараж

Коммунальные услуги
- ✔ Электричество
- ✔ Питьевая вода

Категория
- ✔ Первая линия пляжа
- ✔ Элитная
- ✔ Перепродажа