MIBGROUP.ES

**Продажа - Апартамент - Benahavís**

**549.000€**

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**Ref.-ID: MIBGR5475820** **Benahavís** **Апартамент**

**Коммунальные: 3,672 EUR / год** **ИБИ: 250 EUR / год** **Мусор: 43 EUR / год** **2** **3** **102 m2**

Penthouse with 102 m² Private Solarium, Jacuzzi, Bali-Style Pergola and Sea Views – Benahavís Beautiful penthouse located in Cumbre de los Almendros, Puerto de los Almendros, Benahavís, a peaceful residential community surrounded by nature and just a short drive from San Pedro de Alcántara, Puerto Banús and Marbella. The property offers 102 m² of interior living space, a 13 m² terrace on the main living level, and an exceptional 102 m² private rooftop solarium. One of the main highlights of this property is its fantastic outdoor space. Both the main terrace and the rooftop solarium enjoy open views and sea views, together with a south-east orientation, making the property bright and sunny throughout much of the day. The spacious private solarium features a private jacuzzi and a beautiful Bali-style wooden pergola, creating the perfect setting to relax, sunbathe, enjoy outdoor dining or simply take in the open views towards the Mediterranean. The apartment comprises a spacious living and dining area with direct access to the terrace, a separate kitchen, two bedrooms, two bathrooms and a guest toilet. The property also includes a private parking space and storage room. The community offers communal gardens and a swimming pool, providing a peaceful and private setting while being conveniently located close to San Pedro de Alcántara, Puerto Banús, Marbella and the beaches. The property retains its original finishes, offering an excellent opportunity for a new owner to modernise the kitchen, bathrooms and interiors according to their own taste. Once renovated, this could become a truly stunning contemporary penthouse with over 100 m² of private outdoor space, a jacuzzi, Bali-style pergola and sea views. A property with excellent potential, ideal as a permanent residence, holiday home or investment, and particularly attractive for those looking for generous outdoor space, sunshine and sea views. Key Features 2 bedrooms 2 bathrooms + guest toilet 102 m² interior 12.96 m² main terrace 102.22 m² private rooftop solarium Private jacuzzi Bali-style wooden pergola Open and sea views South-east facing Very sunny Private parking Storage room Communal swimming pool Communal gardens Peaceful and private residential community Excellent renovation potential

**Расположение**
- ✔ Город
- ✔ Деревня
- ✔ Рядом с магазинами
- ✔ Близко к школам
- ✔ Урбанизация

**ОРИЕНТАЦИЯ**
- ✔ восток
- ✔ Юго-Восточная ориентация
- ✔ на юг
- ✔ Юго-Западная ориентация
- ✔ запад
- ✔ Северо-Запад Ориентация

**Состояние**
- ✔ Отличное состояние
- ✔ Хорошее состояние

**бассейн**
- ✔ Коммунальный бассейн

**Климат-контроль**
- ✔ Кондиционер
- ✔ Кондиционер холодного воздуха
- ✔ Кондиционер горячего воздуха
- ✔ Камин

**ВИД**
- ✔ Вид на море
- ✔ Вид на горы
- ✔ Панорамы
- ✔ Сад Просмотров
- ✔ бассейн Просмотров
- ✔ Лесные Просмотров

**Особенности**
- ✔ Крытая терраса
- ✔ Лифт
- ✔ Встроенные шкафы
- ✔ Приватная терраса
- ✔ Солярий
- ✔ WiFi
- ✔ Кладовка
- ✔ Подсобное помещение
- ✔ Мраморные полы
- ✔ Джакузи
- ✔ Барбекю
- ✔ Двойные стеклопакеты
- ✔ Подвал

**Мебель**
- ✔ Полностью меблированный

**Кухня**
- ✔ Полностью оборудованная кухня

**Сад**
- ✔ Общий сад
- ✔ Простота обслуживания сад

**меры безопасности**
- ✔ Огражденный комплекс
- ✔ Электрические жалюзи

**Парковка**
- ✔ подземная парковка
- ✔ Крытая парковка
- ✔ Общий гараж

**Коммунальные услуги**
- ✔ Электричество

**Категория**
- ✔ Гольф
- ✔ Дома для отдыха
- ✔ Инвестиции
- ✔ Перепродажа
- ✔ Современного