

# Продажа - Апартамент - Marbella

## 319.000€

Marbella

Апартамент

Коммунальные: 996 EUR / год

ИБИ: 387 EUR / год



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93 m2

Charming apartment of 93 m<sup>2</sup> built (55 m<sup>2</sup> usable + 38 m<sup>2</sup> terrace) in Marbella, south-facing, ensuring natural light throughout the day and beautiful sea views. The spacious terrace offers the possibility to be enclosed, creating additional interior living space. The property features 1 very large bedroom, with the possibility to convert it into 2 bedrooms, making it ideal both for living and for investment, as the building allows it. Located in a prime area, close to the town center, just 800 m from the beach, near Paco Cantos Sports Complex and surrounded by nature. Set within a gated community with private communal parking, providing both comfort and security. It also includes a communal rooftop terrace, perfect for drying clothes or enjoying stunning sunsets. Includes a private parking space and optional storage room for 50/month. Sold fully furnished and ready to move in. An excellent opportunity in one of Marbella's most sought-after areas, with all amenities nearby.

#### Расположение

- ✓ Город
- ✓ На побережье
- ✓ Близко к школам
- ✓ Урбанизация

#### ВИД

- ✓ Море
- ✓ Улица

#### Сад

- ✓ Общественный

#### ОРИЕНТАЦИЯ

- ✓ Юг

#### Особенности

- ✓ Лифт
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Двойные стеклопакеты

#### меры безопасности

- ✓ Огражденный комплекс
- ✓ Домофон

#### Состояние

- ✓ Отличное

#### Мебель

- ✓ Полностью меблированный

#### Парковка

- ✓ Общая

#### Климат-контроль

- ✓ Кондиционер

#### Кухня

- ✓ Полностью оборудованная

#### Категория

- ✓ Выгодное предложение
- ✓ Первая линия пляжа
- ✓ Дешевая
- ✓ Дома для отдыха
- ✓ Инвестиции































