

## Продажа - Апартамент - Puerto Banús

# 895.000€

**Puerto Banús**

**Апартамент**

**Мусор: 185 EUR / год**



**2**



**2**



**133 m2**

Discover this beautifully positioned corner ground floor apartment in the prestigious El Embrujo Playa, one of the most desirable beachside communities near Puerto Banús. Ideally located between Puerto Banús and San Pedro de Alcántara, the property enjoys an exceptional setting just a short stroll from the beach, beachfront promenade, exclusive beach clubs, restaurants, and everyday amenities. This elegant residence combines privacy, comfort, and an unbeatable orientation within the sought-after El Embrujo Playa development. The spacious living and dining area opens seamlessly onto a covered terrace with direct access to the beautifully maintained communal gardens and swimming pool, creating the perfect indoor-outdoor lifestyle for enjoying Marbella's year-round climate. The apartment features a fully fitted independent kitchen with a separate utility room, offering both practicality and convenience. The master suite includes an en-suite bathroom and direct terrace access, while the guest bedroom and guest bathroom provide comfortable accommodation for family or visitors. Residents of El Embrujo Playa benefit from beautifully landscaped tropical gardens, outstanding communal facilities, and 24-hour gated security, making it one of the most secure and prestigious residential complexes close to Puerto Banús. A private underground parking space and storage room are also included in the price. This is a rare opportunity to own a stylish beachside apartment in El Embrujo Playa, perfectly positioned near Puerto Banús and Marbella's renowned seaside promenade — ideal as a permanent residence, luxury holiday home, or investment property on the Costa del Sol.

### Расположение

- ✓ На побережье
- ✓ Рядом с портом
- ✓ Рядом с морем

### бассейн

- ✓ Общий

### ВИД

- ✓ Сад
- ✓ Бассейн

### Особенности

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Кладовка
- ✓ Подсобное помещение
- ✓ Мраморные полы

### Кухня

- ✓ Частично оборудованная

### Сад

- ✓ Общественный

### меры безопасности

- ✓ Огражденный комплекс
- ✓ Охрана 24 часа

### Парковка

- ✓ Приватная



























