



**Продажа - Апартамент - Riviera del Sol  
599.000€**

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Коммунальные: 1,284 EUR / год

ИБИ: 481 EUR / год

Мусор: 81 EUR / год



2



2



82 m2

Exclusive beachfront apartment with uninterrupted, front-line sea views, set within a first linea beach gated development. A property where location and views truly set the standard. The apartment features 2 bedrooms and 2 bathrooms, one of them en suite. The spacious living-dining area seamlessly connects with a fully renovated and equipped modern kitchen, creating a bright, open-plan space filled with natural light. Nearly every corner of the property enjoys stunning panoramic views of the sea. The terrace is simply exceptional: front-line Mediterranean views and breathtaking sunsets that elevate everyday living. The development is secure and well maintained, offering direct access to the beach and the promenade, lined with restaurants and beach bars. It also features a beautiful communal swimming pool, landscaped gardens, and two private enclosed parking spaces. Strategically located, just minutes from all amenities, shopping areas, and key connections. Only 10 minutes from Marbella and Fuengirola, 20 minutes from Puerto Banús, and 30 minutes from Málaga Airport. An ideal property both as a holiday home and as a solid investment in one of the most desirable coastal areas. Property has LPO and tourist licence; the community allows holiday rentals. "Final Price: 615,000 €. In compliance with current regulations, we hereby inform you that this price includes estate agency fees. Notary fees, Land Registry fees and taxes (ITP or VAT) are not included, as these are variable amounts that depend on the buyer's personal circumstances."

#### Расположение

- ✓ Первая линия пляжа
- ✓ Пригородная
- ✓ На побережье
- ✓ Рядом с магазинами
- ✓ Рядом с морем
- ✓ Рядом с городом
- ✓ Близко к школам
- ✓ Урбанизация
- ✓ Передняя линия комплекс

#### Климат-контроль

- ✓ Кондиционер

#### Кухня

- ✓ Полностью оборудованная

#### Коммунальные услуги

- ✓ Электричество
- ✓ Питьевая вода

#### ОРИЕНТАЦИЯ

- ✓ Юг

#### ВИД

- ✓ Море
- ✓ Пляж

#### Сад

- ✓ Общественный

#### Категория

- ✓ Первая линия пляжа
- ✓ Дома для отдыха
- ✓ Инвестиции
- ✓ Перепродажа

#### Состояние

- ✓ Отличное

#### Особенности

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Рядом с транспортом
- ✓ Приватная терраса
- ✓ Спутниковое телевидение
- ✓ Ванная комната
- ✓ Мраморные полы

#### меры безопасности

- ✓ Огражденный комплекс
- ✓ Домофон

#### бассейн

- ✓ Общий

#### Мебель

- ✓ Полностью меблированный

#### Парковка

- ✓ Открытая
- ✓ Общая

































