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Middle Floor Apartment for sale in Puerto Banús, Marbella

850,000 €

Reference: R5299858 **Bedrooms:** 2 **Bathrooms:** 2 **Build Size:** 114m^2 **Terrace:** 14m^2











Costa del Sol, Puerto Banús

Stunning two-bedroom, two-bathroom apartment located within one of Puerto Banús' most sought-after beachfront complexes, Playas del Duque . The property is bright and generously proportioned, offering spacious living areas and comfortable bedrooms, all flowing seamlessly onto a private terrace with pleasant views towards the landscaped gardens.

The layout also offers excellent potential: if desired, a third bedroom and bathroom could be created by reconfiguring the kitchen and laundry area, while opening the kitchen into the living space to create a modern open-plan design.

Residents enjoy an exceptional level of amenities at their door step, and including 24-hour concierge and security services, three swimming pools, and two private restaurants set within the beautifully maintained gardens, exclusively for residents. The complex boasts direct access through over 40,000 m² of private landscaped gardens leading straight onto the beach and promenade. Widely regarded as one of the finest, if not the finest, private beachfront complexes in Puerto Banús.

Everyday convenience is unmatched, with a gym, pharmacy, cafés, restaurants, and a supermarket all located within the same block.

The property includes a private garage space, and is sold fully furnished.

An outstanding opportunity to acquire a superb apartment in one of Marbella's most desirable locations, ideal as a full-time residence, a luxurious holiday home, or a high-performing investment with excellent rental potential with touristic license in place.

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Features:

Features
Covered Terrace
Lift
Near Transport
Private Terrace
Ensuite Bathroom
Marble Flooring
Double Glazing
24 Hour Reception
Fitted Wardrobes
Utility Room
WiFi
Gym
Fiber Optic
Near Mosque

Orientation
East
South East

Climate Control
Air Conditioning
Cold A/C
Hot A/C

Views
Garden

Setting
Commercial Area
Beachside
Close To Port
Urbanisation
Close To Sea
Close To Shops
Close To Town
Close To Schools
Town
Close To Marina
Beachfront
Front Line Beach Complex
Port
Marina

Condition
Good

Pool
Communal

Furniture
Optional

Kitchen
Fully Fitted

Garden
Communal
Landscaped
Easy Maintenance

Parking
Underground
Garage
Private
Covered

Utilities
Electricity

Category
Holiday Homes
Investment
Resale
Beachfront
Luxury
With Planning Permission