HI HOMES

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Duplex for sale in Nagüeles, Marbella

445,000 €

Reference: R5335522 **Bedrooms:** 2 **Bathrooms:** 2 **Build Size:** 126m^2 **Terrace:** 83m^2











Costa del Sol, Nagüeles

Duplex apartment with south facing terraces, solarium, parking and storage in Rocamar, Nagüeles, Marbella Priced for quick sale!

In need of reformation and cosmetic updating! In our picture gallery at the end we have given some suggestions of how this property could look.

Set within the gated Conjunto Rocamar community in Nagüeles, one of Marbella's most established and prestigious residential areas, this duplex apartment offers an excellent opportunity for a buyer looking for space, outdoor living and value, with scope to modernise and add further value.

Nagüeles is highly sought after for its peaceful setting just above Marbella's Golden Mile, with quick access to Marbella town, Puerto Banús and the coast road. It is a superb base for full time living or holidays, with a wide choice of amenities close by, including international schools, sports clubs, beaches, and some of Marbella's best dining and shopping.

Located on the top floor of the building occupying the top 2 levels this development does not have a lift please note.

The property has a very independant feeling to it when you enter the courtyard where the front door is. You enter into the living area which is multi level and has feature beams in the bright dining area which overlooks a very spacious and South facing terrace. There is a galley kitchen along with a bedroom and a bathroom on this level. Upstairs you have a second bedroom and bathroom which is a very large space, plus access to a private solarium terrace very large in size with stunning mountain and panoramic sea views, ideal for sunbathing, relaxing, or creating a chill out space.

The property includes a private underground parking space and a trastero (storage room). The community offers landscaped gardens and a communal swimming pool. Please note there is no lift in the development.

This is a quick sale and the price reflects both the opportunity and the fact that the property could benefit from reform, making it a strong option for investors, renovators, or buyers wanting to create their own style in a prime Marbella location.

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Features:

Features
Near Transport
Private Terrace
Storage Room
Ensuite Bathroom
Fitted Wardrobes
Utility Room
Barbeque
WiFi
Wood Flooring
Near Church
Solarium
Near Mosque

Orientation
South

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

Views
Sea
Mountain
Panoramic

Setting
Close To Golf
Close To Town
Close To Schools

Condition
Good
Restoration Required
Renovation Required

Pool
Communal

Furniture
Not Furnished

Kitchen
Fully Fitted

Garden
Communal

Security
Gated Complex
Entry Phone

Parking
Underground

Category
Investment
Resale
Bargain
Distressed
Luxury
Cheap