



## Top Floor Apartment for sale in Guadalmina Alta, Marbella

467,000 €

Reference: R5354086 Bedrooms: 2 Bathrooms: 2 Build Size: 92m<sup>2</sup> Terrace: 24m<sup>2</sup>





## Costa del Sol, Guadalmina Alta

Beautiful top floor apartment in one of Marbella's most desirable locations, Guadalmina.

Located only 100 metres from Guadalmina golf club, clubhouse. Close to all amenities such as restaurants, supermarkets, the highly regarded Guadalmina golf club. Only minutes from the beach and the center of San Pedro de Alcántara, with Marbella Town, Puerto Banus and Golf valley all 10 minutes away.

Located on the top floor. The apartment is bright and full of natural light. It has a recently renovated modern kitchen, a good size living area with direct access to the spacious terrace with spectacular mountain views. The terrace is enclosed with Lumion glazing, adding an extra living space of 24m<sup>2</sup> to the apartment. Perfect for enjoying year-round.

2 good sized bedrooms, the master suit complete with en-suit bathroom and a separate family bathroom.

The basement level includes a private parking space of 10m<sup>2</sup> and a large storage room of 8m<sup>2</sup>.

It has a tourist license, which is an added advantage given the difficulties many communities are currently facing in obtaining them.

Low community fees of only €116 a month.

Viewing is highly recommended.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Fiber Optic

### Views

Mountain

### Pool

Communal  
Children`s Pool

### Garden

Communal

### Category

Resale

### Orientation

East  
West

### Setting

Close To Golf  
Urbanisation  
Close To Shops  
Close To Schools

### Furniture

Not Furnished

### Security

Gated Complex  
Safe

### Climate Control

Air Conditioning  
Central Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Underground  
Private