HI HOMES

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Middle Floor Apartment for sale in Marbella, Marbella

530,000 €

Reference: R5477374 **Bedrooms:** 2 **Bathrooms:** 1 **Build Size:** 49m^2











Costa del Sol, Marbella

Frontline Sea Views Apartment with Active Tourist License – Marbella Promenade Center

Prime location right on the frontline of Marbella town center's famous beachfront promenade, in the iconic Valdecantos Building, offering direct private access to the promenade and beach.

Located on the 5th floor with a privileged South-East orientation, this bright apartment enjoys abundant natural light and open panoramic views. The property is fully independent, partitioned with its own dedicated electrical panel.

The layout comprises two bedrooms and one full bathroom. The main bedroom preserves its original layout, while the second bedroom was created by enclosing the terrace area, incorporating a built-in corner wardrobe.

The property retains its original windows and shutters, presenting an ideal renovation and value-add opportunity to customize to modern standards in an unbeatable location.

A major asset is its active tourist license, with an HOA/community fully in favor of holiday rentals, making it a high-yield investment opportunity or an exceptional holiday home on the beachfront.

The building features elevators, a concierge service, and immediate walking access to all amenities, restaurants, and shops in central Marbella.

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Features:

Features
Lift
Near Transport
Fitted Wardrobes
Fiber Optic
Near Church
Restaurant On Site
Access for people with reduced mobility
Bar

Orientation
South
South East

Views
Sea
Panoramic
Port
Urban
Beach
Street

Setting
Beachside
Close To Golf
Close To Port
Close To Sea
Close To Shops
Close To Town
Close To Schools
Close To Marina
Beachfront
Close To Forest
Marina

Condition
Good
Restoration Required
Fair

Furniture
Fully Furnished

Kitchen
Fully Fitted

Security
Electric Blinds

Utilities
Electricity
Drinkable Water
Telephone

Category
Holiday Homes
Investment
Resale
Beachfront
Luxury

CO2 Emission Rating
E

Energy Rating
E