



**Spacious luxury apartment for sale in high-end frontline beach complex in Puerto Banus, Marbella**

Marbella Area

🏠 Apartment - 🏠 Built 233 m<sup>2</sup> 🏠 Terrace 46 m<sup>2</sup> 🛏 2 🚿 2 # Ref. 156360

🏠 2.750.000 €

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## Luxury apartment for sale in a beachfront complex in Puerto Banus, Marbella

### PROPERTY HIGHLIGHTS

Direct access to the beach path from the complex.  
Gated complex with 24-hour security.  
View of greenery and partly the sea.  
Spacious, cosy terrace.

### THE LOCATION AND THE COMPLEX

- **A prestigious frontline beach complex located 10 minutes' walk from the world-famous marina and the centre of Puerto Banus.**
- **A walking and cycling path along the beach connects the beach promenade of San Pedro (Marbella) with Puerto Banus.**
- In the immediate vicinity you will find, among others, the five-star Guadalpin hotel, the beach clubs Mistral Beach, La Sala By The Beach and Ocean Club as well as some cosy beach restaurants.
- The complex comprises 40 luxury residences consisting of garden apartments, penthouses and bungalows.
- There is a **lush, subtropical garden with pools designed in an oriental atmosphere.**
- There are 2 outdoor swimming pools, 1 with jacuzzi and 1 for children.
- **Indoor pool with spa, gym, sauna, jacuzzi, massage room, games room and business centre with separate meeting room.**

### THE APARTMENT

#### In figures:

Interior: 233m<sup>2</sup>  
Terrace surface area: 46m<sup>2</sup>  
2 bedrooms  
2 bathrooms  
1 guest toilet

- **Intermediate apartment with spacious rooms.**
- Views over the tropical gardens and partly over the Mediterranean Sea.
- A spacious living area with a lounge and dining area.
- Semi-open and fully equipped kitchen with a breakfast bar.
- Through the living room, high sliding windows open onto a covered terrace equipped with a lounge and "al fresco dining" area.

- A total of 2 en-suite bedrooms.
- The en-suite bathroom of the master bedroom is equipped with a jacuzzi.
- **Marble and parquet floors.**
- Storage room.
- Indoor garage space.

### **Other features:**

Motorised shutters.

Air conditioning for heating and cooling.

Underfloor heating.

Domotics system.

Fitted wardrobes.



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