



**Two-bedroom ground floor apartment for sale just steps from the beach in Elviria, Marbella**

Marbella Area

🏠 Apartment - 🏠 Built 71 m<sup>2</sup> 🏠 Terrace 36 m<sup>2</sup> 🛏 2 🚿 2 # Ref. 187900

🏠 597.500 €

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## Modern garden apartment for sale in Elviria, on the east side of Marbella

### HIGHLIGHTS

- Beachside, 200m from the beach.
- Walking distance to amenities.
- Energy-conscious design.
- Private garden.
- Open plan living.
- Ideal investment.

### THE LOCATION

**Perfectly located a short walk from Elviria's most beautiful sandy beaches, often praised as the best in the entire Marbella region.**

In the immediate vicinity, you'll find some of the most renowned beach clubs and charming beach restaurants, ideal for relaxing days by the sea.

A wide range of recreational facilities is also within walking distance or just a few minutes' drive.

For golf enthusiasts, there's a beautiful 18-hole golf course just a few minutes' drive away. Several other top-quality golf courses are also within a 10-minute radius.

The location is exceptionally central: just a 15-minute drive from the vibrant center of Marbella, and 20 minutes from both the fashionable Puerto Banús and lively Fuengirola.

This virtually brand-new gated complex features a communal garden, swimming pool and children's pool, a fitness room, and a co-working space.

### THE APARTMENT

#### In figures:

Built area: 107m<sup>2</sup>  
Interior area: 71m<sup>2</sup>  
Terrace area: 36m<sup>2</sup>  
Private garden  
Bedrooms: 2  
Bathrooms: 2

#### Description:

**Ground floor apartment with its own private garden.**

The finishes were carried out to high quality standards, with an eye for detail and sustainability.

East-facing.

**Sunny, modern design.**

**Open-plan living space** with a living and cooking area.

Open-plan kitchen/diner, fully equipped with Bosch appliances.

High sliding windows open onto the terrace, allowing the interior to absorb abundant natural light.

High-quality gray flooring.

Laundry room.

Storage and parking included.

Other features:

Air conditioning for cooling and heating.

Double glazing.

Home automation.

Electric blinds.



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