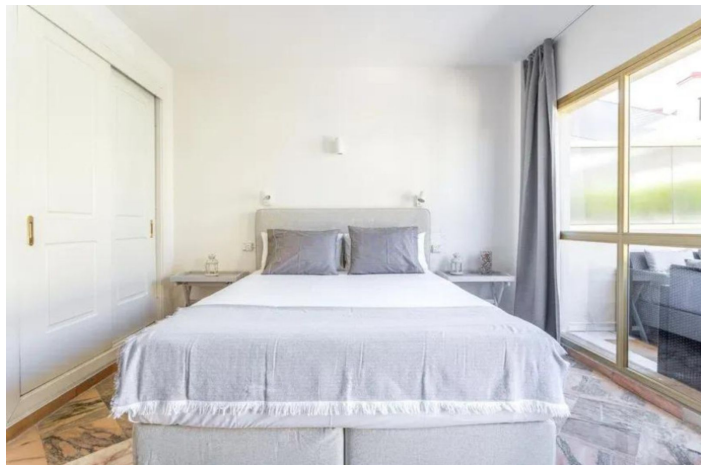
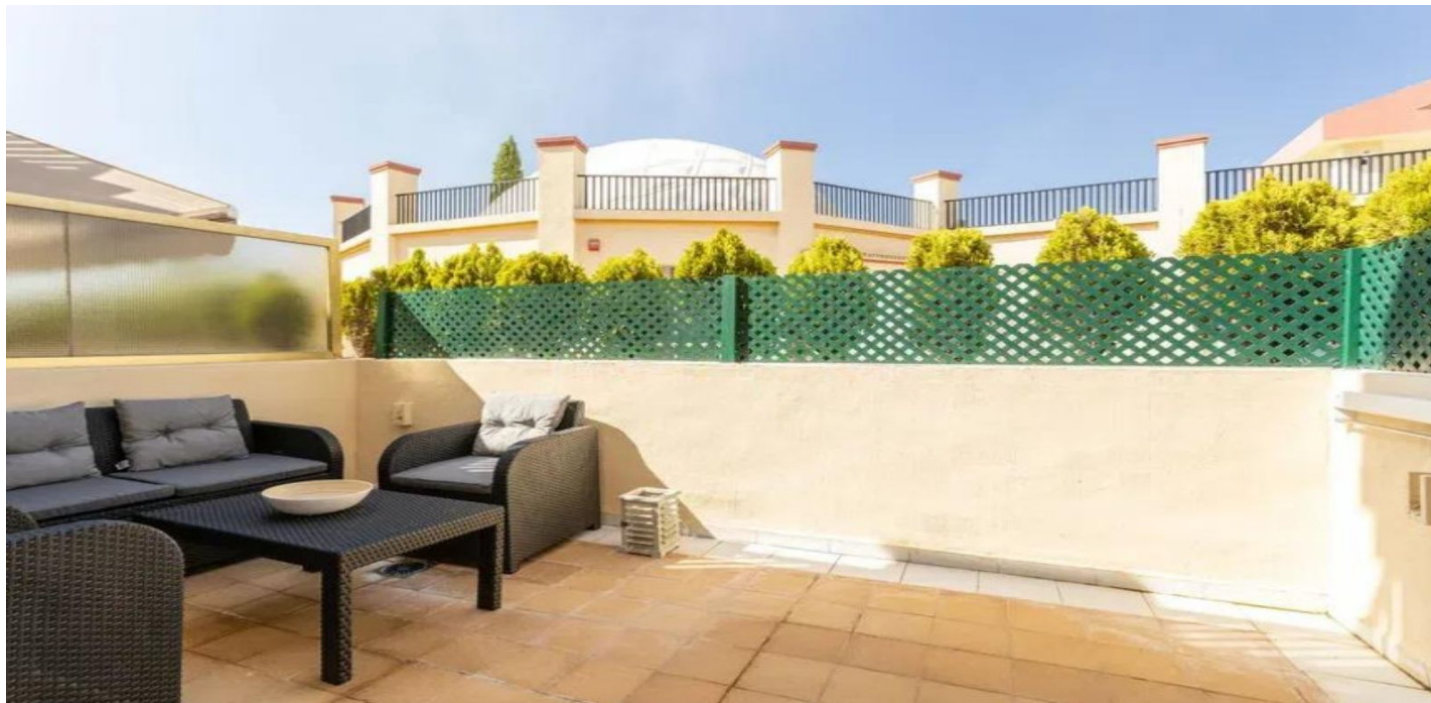




## Middle Floor Apartment for sale in Romana Playa, Elviria, Marbella East

275,000 €

Reference: R5061721 Bathrooms: 1 Build Size: 37m<sup>2</sup> Terrace: 40m<sup>2</sup>





## Costa del Sol, Elviria

Renovated ground floor studio for sale in Romana Playa, a beachfront gated development in Elviria, Marbella East. Fantastic investment or second-home opportunity ! Beautiful, south-facing ground floor studio in Romana Playa, a sought-after beachfront complex in Elviria, one of Marbella's most desirable beach areas. Within a five minute walk from Nikki Beach and Elviria's shopping centre, with all amenities nearby. Only a short drive from Marbella town centre and Cabopino port. The property features a bright open-plan layout with a living-sleeping area, fully equipped kitchen, modern bathroom, and a large private terrace of nearly 40 m<sup>2</sup> which is perfect for sunbathing or outdoor dining. Set in a gated beachfront community with direct beach access, landscaped gardens, several swimming pools, and a children's playground. Currently operating as a tourist rental with valid license and excellent occupancy rates, ready to generate income from day one. - Beachfront location - Tourist license in place - South-facing large terrace - Gated community with pools & gardens - Walk to beach, shops & restaurants." Middle Floor Apartment, Romana Playa, Elviria, Marbella, Malaga, Costa del Sol. 1 Bedroom, 1 Bathroom, Built 37 m<sup>2</sup>, Terrace 40 m<sup>2</sup>. Setting : Beachfront, Beachside, Close To Sea, Close To Schools, Urbanisation, Front Line Beach Complex. Orientation : South. Condition : Excellent. Pool : Communal. Climate Control : Air Conditioning, Hot A/C, Cold A/C. Views : Garden. Features : Covered Terrace, Lift, Fitted Wardrobes, Private Terrace, Satellite TV, WiFi Internet, En-suite Bathroom, Access for people with reduced mobility, Double Glazing, 24 Hour Reception, Fibre Optic Internet. Furniture : Fully Furnished. Kitchen : Fully Fitted. Garden : Communal. Security : Gated Complex, Entry Phone, 24 Hour Security, Safe. Parking : Street. Category : Beachfront, Resale.



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Satellite TV  
Ensuite Bathroom  
Double Glazing  
24 Hour Reception  
Fitted Wardrobes  
WiFi  
Fiber Optic  
Access for people with reduced mobility

### Views

Garden

### Pool

Communal

### Garden

Communal

### Category

Beachfront

Resale

### Orientation

South

### Setting

Beachside  
Urbanisation  
Close To Sea  
Close To Schools  
Beachfront  
Front Line Beach Complex

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Entry Phone  
Safe

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Street