



## Ground Floor Apartment for sale in Marbella, Marbella

2,780,000 €

Reference: R5080681 Bedrooms: 3 Bathrooms: 4 Build Size: 247m<sup>2</sup>





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## Costa del Sol, Marbella

Located in the exclusive gated community of 9 Lions Residences above Puerto Banús, this corner duplex penthouse offers complete privacy, breathtaking sea views, and the feel of a private villa – without the maintenance. Enjoy sun-filled living across two levels, with three en-suite bedrooms, floor-to-ceiling windows, and expansive south-facing terraces. The master suite occupies the upper floor, with its own solarium and Drop Jacuzzi. This home was purchased new from the developer and has been owned by only one family, ensuring it's been carefully maintained. High-end finishes include Gaggenau appliances and Villeroy & Boch bathrooms. Direct elevator access from the garage brings you to your private floor with secured entry. The community offers 24/7 security, concierge service, heated pools, gym, saunas, and lush gardens. Out of 53 residences, only nine are duplex penthouses – making this a truly rare find. Interior 247 m<sup>2</sup> | Terraces 128 m<sup>2</sup> | Private Garage (3 cars) 83 m<sup>2</sup> | Storage 10.6 m<sup>2</sup>



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Solarium  
Gym  
Sauna  
Utility Room

### Setting

Close To Golf  
Close To Port  
Close To Shops  
Close To Town  
Close To Schools

### Security

Alarm System

### Climate Control

Air Conditioning  
Central Heating

### Pool

Communal  
Private

### Views

Sea  
Mountain  
Panoramic  
Country  
Pool  
Golf  
Lake  
Urban

### Furniture

Fully Furnished