



Top Floor Apartment for sale in Castiglione, San Pedro de Alcántara, Marbella

659,000 €

Reference: R5188942 Bedrooms: 2 Bathrooms: 2 Build Size: 118m²





Costa del Sol, San Pedro de Alcántara

Apartment for Sale in Castiglione, Las Petunias – San Pedro Playa, San Pedro de Alcántara, Marbella Discover this bright and spacious apartment for sale in the exclusive urbanisation of Castiglione, Las Petunias, ideally located in San Pedro Playa—one of Marbella’s most desirable coastal neighbourhoods. Built in 1985 and cherished by the same family since 1990, this property has been beautifully maintained as a cherished holiday home. Offering a rare blend of prime location, lifestyle appeal, and investment potential, it presents an excellent opportunity on the Costa del Sol. 📍 **Location:** Nestled within the peaceful Residencial Castiglione in Las Petunias, this apartment enjoys a privileged beachside setting: Only 5 minutes to Puerto Banús and 10 minutes to Marbella town centre Walking distance to Puerto Banús via the scenic Paseo Marítimo (2.5 km) Málaga International Airport (AGP) just 40 minutes away – ideal for international buyers 🎓 **Schools & Education:** Perfect for families, the area offers both international and local education options: Laude San Pedro International College – bilingual education from ages 1 to 18 Calpe School – British curriculum (ages 2–11) in nearby San Pedro Spanish public schools including María Teresa León, Guadaiza, and Fuente Nueva ☺ **Dining & Lifestyle:** Everything you need is just steps away: Beachfront chiringuitos, cafés, and restaurants within walking distance Local favourite: Trastienda Café Petunias – perfect for breakfast and brunch Close to Centro Comercial Las Petunias, supermarkets, and daily conveniences A vibrant selection of Spanish tapas bars, international cuisine, and luxury beach clubs 🏖️ **Leisure & Beaches:** Enjoy the best of Marbella’s coastal lifestyle: Beachside urbanisation with direct access to the promenade Ideal for morning walks, cycling, and seaside dining A short drive to Puerto Banús marina for designer shopping, fine dining, and nightlife 📏 **Distances:** Puerto Banús: 5 km / 5–10 min Marbella centre: 10 km / ~15 min Estepona: 18 km / ~20 min Málaga Airport (AGP): 50–60 km / ~40 min 🏠 **Property Features:** Built area: 118.40 m² Layout: Kitchen, two bathrooms, spacious living-dining area, two bedrooms, and terrace Bedrooms with built-in wardrobes and southwest-facing balcony Air conditioning installed Gated community with secure parking Beautifully maintained communal areas with fenced swimming pool – safe and family-friendly 📄 **Costs:** Community fee (incl. water): €225.40/month (€676.20 quarterly) IBI (Property Tax): €923.27 Basura (Refuse Collection Fee): €92.68



Features:

Features

Covered Terrace
Near Transport
Fitted Wardrobes

Views

Garden

Pool

Communal

Garden

Communal

Category

Beachfront
Resale

Orientation

South West

Setting

Beachfront
Front Line Beach Complex

Furniture

Fully Furnished
Optional

Security

Gated Complex
Alarm System
Entry Phone

Climate Control

Air Conditioning
Cold A/C
Hot A/C
Fireplace

Condition

Good

Kitchen

Fully Fitted

Utilities

Electricity
Drinkable Water