



## Apartamento Planta Baja en venta en Puerto Banús, Marbella West

1.385.000€

Referencia: R5212516 Dormitorios: 3 Baños: 2 Construído: 145m<sup>2</sup>















## Costa del Sol, Puerto Banús

Located in one of the most prestigious residential complexes in Puerto Banús, this elegant ground-floor apartment perfectly blends luxury, comfort, and a prime location. Just 100 metres from the beach and within walking distance of the marina, fine dining restaurants, luxury boutiques, and all amenities, it offers a truly refined Marbella lifestyle. The apartment, with 145 m<sup>2</sup> of beautifully designed interiors, stands out for its spacious layout, natural light, and seamless indoor-outdoor living. The large and inviting living-dining area opens directly onto a generous south-facing double terrace surrounded by lush tropical gardens — the perfect place to enjoy breakfast in the sun, evening dinners, or quiet moments of relaxation throughout the year. The recently renovated kitchen features a sleek contemporary design, fully equipped with high-end appliances and offering charming views of the gardens. The master bedroom is a true suite spacious, bright, and with direct access to the terrace, as well as an elegant en-suite bathroom. The second bedroom also includes a full bathroom and access to a private terrace, ideal for relaxing with a book or enjoying the peaceful surroundings. The third bedroom is perfect for guests, children, or as a home office. All bedrooms are fitted with built-in wardrobes and finished to a high standard. Additional features include a covered parking space, storage room, marble floors, air conditioning, and heating. La Alcazaba is one of Marbella's most renowned gated communities, offering resortstyle facilities such as beautifully landscaped tropical gardens, an outdoor pool with restaurant and café service, a heated indoor pool, gym, sauna, Turkish bath, and 24-hour reception and security. Its unbeatable location allows you to walk everywhere — the beach, promenade, Puerto Banús, and all the vibrant attractions that make this area so desirable. You'll also find supermarkets, pharmacies, and shopping centres nearby, as well as excellent connections to Marbella town and San Pedro Alcántara. A truly exceptional property, ideal as a permanent residence, a luxury holiday home, or a sound investment in one of the most exclusive areas of the Costa del Sol.





## Características:

**Caracteristicas** Orientación Climatización

Sur Aire acondicionado Terraza

Terraza Trastero Baño privado

Doble acristalamiento Recepción las 24 horas

Armarios ajustados

Piso de mármol

Gimnasia Sauna

Fibra óptica

Vistas Posición **Estado** Jardín Junto a la playa Excelente

Piscina Cerca del puerto Reformado Recientemente

Urbanización Cerca del mar Cerca de las tiendas Cerca de la ciudad

Complejo de playa de primera línea

**Piscina** Muebles Cocina

Comunal Completamente Amueblada Cocina Equipada

Interior

Jardin Seguridad Comunal Complejo cerrado Ajardinado Seguridad de 24 horas

Teléfono de entrada

Caja fuerte

**Servicios Públicos** Categoría

Electricidad Casas de vacaciones

Agua potable Lujo Teléfono Reventa

**Aparcamiento** 

Párking Subterráneo

Cochera

Párking Cubierto