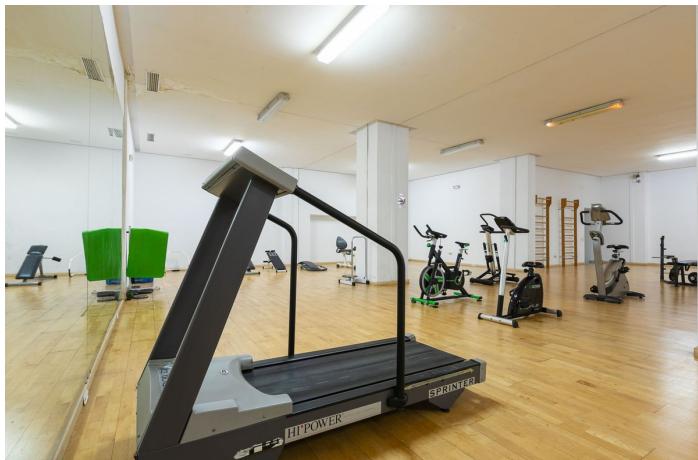




## Middle Floor Apartment for sale in Marina Banus, Puerto Banús, Marbella

**595,000 €**

Reference: R5222035   Bedrooms: 2   Bathrooms: 2   Build Size: 100m<sup>2</sup>   Terrace: 14m<sup>2</sup>





## Costa del Sol, Puerto Banús

Turnkey Investment in Puerto Banús – 2-Bed Apartment for Sale in Marina Banús with Tourist License

Introducing a prime turnkey investment opportunity in one of Marbella's most iconic destinations. This stylish 2-bedroom, 2-bathroom apartment is located on the second floor of Marina Banús, Block 1, offering the perfect blend of lifestyle, location, and rental income.

### Key Features:

- 2 bedrooms & 2 bathrooms (including a master en-suite)
- Open-plan living/dining area filled with natural light
- Separate, fully equipped kitchen
- Full-length private balcony – ideal for relaxing or entertaining
- Private underground parking space included

### A Ready-to-Go Investment

This property is sold with a valid and transferable tourist license, making it a fully operational short-term rental business from day one. The apartment boasts proven rental income from both Airbnb and Booking.com—perfect for investors looking for a secure, high-performing asset in Marbella's most sought-after area.

### Exclusive Community Amenities

Residents of Marina Banús enjoy:

- Outdoor swimming pool
- Gym/fitness room
- Padel court
- 24-hour security
- Underground parking

### Unbeatable Location

Set in the vibrant heart of Puerto Banús, everything is just a short stroll away:

- Luxury boutiques & El Corte Inglés
- Beaches & beach clubs
- Upscale restaurants, cafés, and nightlife
- Supermarkets, gyms, and all daily conveniences

You won't find a more complete package—prime location, excellent facilities, strong rental history, and a fully compliant tourist license.



## Features:

Features	Orientation	Climate Control
Ensuite Bathroom	West	Air Conditioning
Fitted Wardrobes		Cold A/C
Gym		Hot A/C
Paddle Tennis		
Access for people with reduced mobility		
Views	Setting	Condition
Street	Commercial Area	Excellent
	Close To Sea	
	Close To Marina	
Pool	Furniture	Kitchen
Communal	Fully Furnished	Fully Fitted
Security	Parking	Utilities
Gated Complex	Underground	Electricity
	Private	Drinkable Water
	Covered	
Category		
Investment		
Luxury		