



## Lejlighed i stueetagen til leje i Puerto Banús, Marbella West

Reference: R5288170 Soveværelser: 3 Badeværelser: 3 Byg Størrelse: 171m<sup>2</sup> Terrasse: 30m<sup>2</sup>





## Costa del Sol, Puerto Banús

Beachside. Boutique. Fully Dialled-In. | Long-Term Rental Only Welcome to a seriously impressive, fully renovated ground-floor garden apartment in the heart of Puerto Banús, offering refined coastal living designed for those who want luxury, calm, and permanence — not short-term chaos. Set within an exclusive Andalusian-style gated community, directly opposite the Guadalpin Hotel, this residence enjoys a rare blend of privacy and prestige. Just 150 metres from Mistral Beach and a flat 1 km walk to the iconic Puerto Banús marina, the location is elite, effortless, and endlessly walkable. Originally two separate apartments, the property has been expertly combined and fully refurbished to create a generous three-bedroom, three-bathroom home offering 171 m<sup>2</sup> of beautifully designed interior space. The layout is bright, flowing, and intelligently planned — ideal for long-term living with space to entertain, unwind, and breathe. The open-plan living and dining area features clean architectural lines, recessed dimmer ceiling lighting, and seamless access to two generous private terraces (35 m<sup>2</sup> total). Both terraces open directly onto lush communal gardens and the swimming pool, delivering true indoor-outdoor living — relaxed, green, and quietly luxurious. Finished to a high modern standard, the apartment includes:

- Electric shutters and electric roller blinds in the bedrooms
- Underfloor heating throughout
- Central hot & cold air conditioning
- Porcelanosa bathrooms with walk-in showers
- Sleek modern kitchen with Siemens appliances
- Elegant marble floors and fitted wardrobes
- Fully furnished and completely turnkey for tenants.

All three bedrooms are spacious and serene, styled in soft neutral tones with bespoke lighting. The master suite enjoys direct terrace access, creating a refined, hotel-style retreat, while the bathrooms combine contemporary design with everyday comfort. The gated community offers landscaped gardens, a communal pool, and secure communal parking, maintaining a quiet, boutique atmosphere rarely found so close to Puerto Banús. Long-Term Rental Details:

- Available for long-term rental only
- Monthly rent: €4,500
- Damage deposit: 3 months
- Rent in advance: ideally 3 months
- Terms negotiable subject to strong references
- No pets
- Previous tenants remained for 6 years, reflecting the quality and liveability of the home

**Location Highlights**

- 150 metres to the beach
- 1 km walk to Puerto Banús Harbour, boutiques & nightlife
- 2 km drive to San Pedro town centre
- Close to golf, shops, schools, and restaurants

**Property Highlights**

- Beachside ground-floor garden apartment
- 3 bedrooms | 3 bathrooms
- Two private terraces with garden & pool access
- Underfloor heating & central A/C throughout
- Fully renovated to a high modern standard
- Gated, quiet, landscaped community
- Communal pool & gardens
- Secure communal parking
- Ideal for discerning long-term residents

This is not a short-stay rental — it's a proper home. Calm, stylish, beachside, and built for longevity. Properties like this don't come up often, and when they do, they don't stay available for long. Long-term only. Serious enquiries. No overthinking required



## Funktioner:

### Funktioner

I nærheden af transport  
Privat terrasse  
Ensuite badeværelse  
Marmorgulve  
Dobbeltvindue  
Monterede garderobeskabe  
Wifi  
Fiberoptik

### Synspunkter

Have  
Pool  
Pool  
Kommunal  
Have  
Kommunal  
Anlæg  
**Hjælpeprogrammer**  
Elektricitet  
Drikkeligt vand

### Orientering

Syd

### Indstilling

Strandside  
**Møbel**  
Fuldt møbleret  
**Sikkerhed**  
Gated kompleks  
**Kategori**  
Holiday Homes  
Beachfront  
Luksus  
Moderne

### Klimakontrol

Aircondition  
Varm aircondition  
U/f opvarmning

### Tilstand

Fremragende  
**Køkken**  
Fuldt monteret  
**Parkering**  
Kommunal