



## Duplex te koop in Artola, Marbella Oost

1.075.000 €

Referentie: R5066686 Slaapkamers: 3 Badkamers: 2 Perceelgrootte: 174m<sup>2</sup> Terras: 44m<sup>2</sup>





## Costa del Sol, Artola

Nestled within a secure and serene gated community in Artola Alta, this sophisticated south-facing corner duplex offers an exceptional lifestyle just minutes from Marbella's finest beaches. The residence enjoys access to resort-style amenities including two outdoor swimming pools, a heated indoor pool, gym, sauna, and a full-time concierge—creating a truly elevated living experience framed by panoramic views.

The main level features a seamless open-plan layout with floor-to-ceiling windows that open onto a spacious terrace, complete with a private pool and built-in gas BBQ—perfect for indoor-outdoor entertaining. The primary suite includes a walk-in closet and en-suite bath, while a second bedroom enjoys its own private garden and views of nature. Underfloor heating runs throughout (excluding the basement), and premium comforts such as smart home automation, electric shutters, and independent climate control enhance every space.

The lower level offers a versatile third bedroom that can easily be divided into two, with pre-installations in place for an additional bathroom—offering flexibility for guests, office space, or family use. Completing the home are two underground garage spaces, a storage room, a separate laundry room,. Designed for effortless luxury, this residence blends tranquility, style, and convenience in one of Costa del Sol's most sought-after locations.



## Kenmerken:

### Extra's

Tillen  
Ensuite badkamer  
Wifi  
Sportschool  
Sauna  
Barbecu  
Kelder

### Uitzicht

Zee  
Berg

### Meubilering

Volledig ingericht

### Parkeergelegenheid

Gemeenschappelijk  
Meer dan één

### CO2 Emission Rating

C

### Zonorientatie

Zuidoost

### Huidige Staat

Uitstekend

### Tuin

Privé

### Categorie

Luxe

### Klimaatbeheersing

Centrale verwarming  
U/F verwarming

### Zwembad

Verwarmd  
Binnen-  
Privé

### Beveiliging

Gated Complex

### Energiebeoordeling

B