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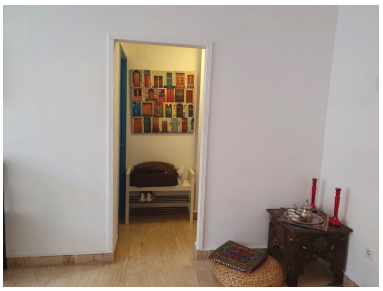
# Apartment in Marbella

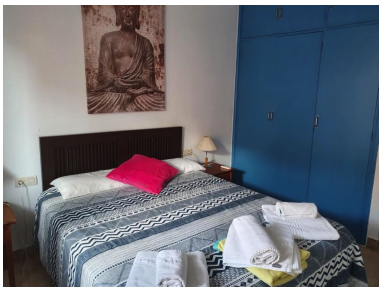
Reference: R5236936




Bedrooms: 2
Bathrooms: 1
M² Build size: 70
Price: 478,000 €
Status: Sale
Property Type: Apartment
Parking places: by request
M² Plot Size:

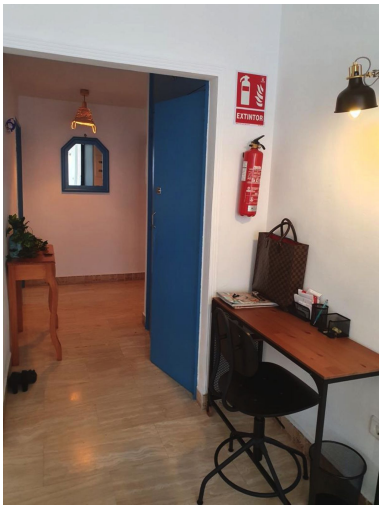











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Overview:

Luxury Realty proudly presents an unparalleled opportunity to acquire a prestigious apartment situated on Marbella's iconic main avenue, nestled within the legendary Golden Mile. This coveted address in southern Spain is the very definition of Mediterranean luxury, a vibrant tapestry woven from high-end boutiques, world-class dining, and a rich cultural scene that seamlessly blends with the charm of the historic Old Town and the glittering allure of Puerto Banús. Imagine waking up to the gentle whispers of the Mediterranean, just a five-minute stroll from the pristine shores of Playa de la Fontanilla, where golden sands meet crystal-clear waters.

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This magnificent location places you at the very heartbeat of Marbella, ensuring an effortlessly convenient lifestyle. Essential amenities are not just nearby, but truly at your doorstep: from gourmet supermarkets and international banking facilities to esteemed international schools and the newly inaugurated, state-of-the-art health centre. Culinary delights abound with an array of fine dining establishments, while designer boutiques offer endless opportunities for luxury retail therapy. Connectivity is unrivalled, with swift access to the A-7 motorway providing a seamless journey to Málaga Airport, placing Europe and beyond within easy reach. Embracing over 300 days of glorious sunshine annually, Marbella offers an idyllic climate perfect for year-round enjoyment, enhancing the value and desirability of this exceptional property.

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For the astute investor, this property represents a compelling proposition in Marbella's thriving real estate market. Central Marbella properties have demonstrated remarkable resilience and growth, with a projected 15% price appreciation in 2025, driven by insatiable demand for prime locations. This high demand translates into strong rental potential, with average yields of 6-11%, making it an attractive asset for those seeking both capital appreciation and robust passive income. Whether as a sophisticated family residence or a high-performing investment, this apartment promises comfort, convenience, and excellent returns in one of Europe's most sought-after luxury destinations.

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Step inside this sophisticated sanctuary spanning 80 m², meticulously designed to maximize brightness and functionality. Located on the desirable third floor with the convenience of lift access, this south-facing residence is bathed in natural light throughout the day. The interior boasts opulent marble flooring underfoot, reflecting the sun's warmth and adding a touch of timeless elegance. The spacious living-dining room provides an expansive area for relaxation and entertaining, flowing seamlessly into a private balcony – your personal haven for alfresco dining, morning coffee, or simply soaking in the vibrant atmosphere of Marbella. The fully equipped kitchen is a culinary enthusiast's dream, featuring modern appliances and ample space for preparing gourmet meals.

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The apartment offers three generously proportioned bedrooms, each fitted with bespoke wardrobes, providing ample storage and a serene retreat. A sleek, contemporary bathroom, designed with modern fixtures and finishes, ensures a spa-like experience. Beyond the private confines of the apartment, the exclusive residential complex offers an array of resort-style amenities. Immerse yourself in the tranquility of lush, mature communal gardens – an oasis of tropical foliage and vibrant blooms – or take a refreshing dip in the sparkling swimming pool, perfect for unwinding under the Spanish sun. With efficient air conditioning installed throughout, year-round comfort is assured, while the complex's secure and meticulously maintained environment provides ultimate peace of mind.

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This property is more than just an apartment; it's an invitation to a lifestyle of unparalleled luxury, convenience, and financial prosperity in one of the world's most glamorous locales. Luxury Realty invites you to seize this rare opportunity to own a piece of Marbella paradise. Don't miss out on securing your future in a market poised for exceptional growth. Contact us today to arrange a private viewing and discover the endless possibilities that await you at this exquisite Golden Mile address.

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Features:

Beachfront, None, Pool, Air conditioning, Private garden, Lift, None, Alarm system, Parking