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PUERTO BANÚS

4,200,000 €

REFERENCE R5480587

# Discover Unparalleled Luxury: A Duplex Penthouse Masterpiece Steps from Puerto Banús

| 3 | 3 | 261 m² | 247 m² |
|---|---|---|---|
| BEDROOMS | BATHROOMS | BUILT | TERRACE |













# Description

Welcome to an extraordinary realm of luxury living, where sophistication meets the vibrant heart of the Costa del Sol. Luxury Realty is proud to present an exquisite duplex penthouse, a true gem nestled in one of Marbella's most coveted and exclusive enclaves. This magnificent property is more than just a home; it's a statement of refined taste and an invitation to embrace the quintessential Mediterranean lifestyle. Designed for those who demand excellence, this residence offers an unparalleled blend of spacious interiors, breathtaking outdoor areas, and an unbeatable location, placing you mere moments from the effervescent pulse of Puerto Banús.

Imagine waking up to the gentle Costa del Sol breeze, knowing that the world-renowned marina, pristine beaches, and a cornucopia of high-end amenities are just a leisurely stroll away. This elegant penthouse is strategically positioned, ensuring you have immediate access to everything that makes Marbella famous, while simultaneously offering a private, serene sanctuary. Surrounded by some of the most prestigious golf courses in Southern Spain, it represents the epitome of convenience and prestige for discerning buyers.

## An Unrivalled Marbella Address: The Allure of Puerto Banús

The location of this duplex penthouse is, without doubt, one of its most compelling attributes. Situated in the sun-drenched south of Spain, just moments from the iconic Puerto Banús, you are at the epicentre of luxury and glamour. Puerto Banús is not merely a marina; it is a global landmark synonymous with opulent yachts, designer boutiques from the world's most exclusive brands, gourmet restaurants serving exquisite international cuisine, and an electric nightlife that attracts the global elite. From leisurely lunches by the waterfront to vibrant evenings filled with entertainment, every desire is catered for within this illustrious destination.

Beyond the immediate allure of the port, this prime location offers seamless connectivity to the broader Marbella experience. Enjoy quick access to some of the finest sandy beaches along the Mediterranean coastline, perfect for sunbathing, water sports, or simply enjoying the tranquil sound of the waves. Golf enthusiasts will revel in the proximity to championship courses, offering challenging play amidst stunning landscapes. The strategic position in Southern Spain also grants easy access to Malaga International Airport, making both international travel and local exploration of Andalusia's rich culture and picturesque towns effortlessly convenient.

## Sophistication Meets Comfort: The Interior Sanctuary

Step inside this immaculately maintained duplex penthouse, and you will be greeted by an atmosphere of understated elegance and generous proportions. The interior design speaks of timeless sophistication, with every detail meticulously cared for to ensure a harmonious living experience. The main level hosts a remarkably spacious living room, designed for both grand entertaining and intimate family moments. This area seamlessly integrates with a dedicated dining space, creating an open yet distinct environment, further enhanced by abundant natural light pouring in from the exterior terraces.

The residence boasts three large, elegantly appointed bedrooms, each serving as a private sanctuary designed for ultimate comfort and tranquility. Complementing these are three modern bathrooms, finished to a high standard, offering both functionality and a touch of spa-like luxury. The expansive independent kitchen is a chef's delight, providing ample space for culinary creativity and potential for customisation, ensuring it remains the heart of the home. Its generous layout allows for a breakfast area or additional informal dining, perfect for daily routines.

## Panoramic Vistas and Alfresco Perfection

One of the true crowning glories of this exceptional property is its spectacular and expansive terraces. These outdoor havens are meticulously designed to maximize enjoyment of the glorious Mediterranean climate and the breathtaking natural surroundings. Imagine starting your day with coffee as the sun rises over the azure sea, or unwinding in the evening with a glass of local wine as the sun sets behind the majestic mountain ranges. The terraces offer multiple zones for relaxation, alfresco dining, sunbathing, and entertaining guests, providing a seamless extension of the interior living space.

From these elevated vantage points, residents are treated to magnificent vistas that capture the essence of Marbella living. Gaze out at the shimmering expanse of the Mediterranean Sea, framed by the picturesque coastline, and turn to admire the dramatic backdrop of verdant mountains. The views also encompass the beautifully manicured communal gardens and the inviting pool area below, creating a serene

and picturesque backdrop for every moment spent outdoors. These terraces are not just spaces; they are an integral part of the lifestyle offered by this unique penthouse.

### A Haven of Privacy and Leisure: Exclusive Community & Amenities

This magnificent duplex penthouse resides within an exclusive gated community, meticulously designed to offer residents an unparalleled sense of privacy, security, and luxury. Peace of mind is paramount, ensured by dedicated 24-hour security services, allowing you to relax and enjoy your surroundings without a single worry. The community's meticulously landscaped communal gardens provide a tranquil oasis, perfect for leisurely strolls or simply enjoying the lush Mediterranean flora.

Further enhancing the lifestyle on offer, residents have exclusive access to a range of premium amenities. Take a refreshing dip in the sparkling communal swimming pool on a warm summer's day, or maintain your fitness regime in the well-equipped, state-of-the-art gymnasium. These facilities foster a sense of community and provide perfect opportunities for relaxation and recreation right on your doorstep. Practicality is also well-addressed with the inclusion of two dedicated parking spaces and a private storage room, adding significant convenience to luxury living.

### Your Marbella Dream Awaits

This duplex penthouse represents an extraordinary opportunity for discerning individuals seeking to embrace a life of luxury, comfort, and convenience in one of Marbella's most sought-after locations. It is an ideal property for those who aspire to enjoy a generously proportioned home, complemented by expansive outdoor areas that capture the very best of the Mediterranean climate and views. With its prime position just minutes from the vibrant energy of Puerto Banús, the serene beauty of the beach, and world-class golf courses, this residence truly offers an unmatched lifestyle proposition.

Luxury Realty invites you to experience the pinnacle of Costa del Sol living. This is more than just a property; it is an investment in a lifestyle, a sanctuary where every day feels like a holiday. Do not miss the chance to own a piece of Marbella's most exclusive real estate. For those who seek the extraordinary, your search ends here.

## Details

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|---|---|---|---|
| Reference | R5480587 | Property Type | Penthouse |
| Status | Sale | Price | 4,200,000 € |
| Bedrooms | 3 | Bathrooms | 3 |
| Build size | 261 m² | Plot Size | – |
| Terrace | 247 m² | Parking places | by request |

## Features

Pool, Air conditioning, Heating, Sea views, Mountain views, Private garden, Lift, 24H Security, Parking, Holiday Home, Investment, Resale

## Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

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