



## Middle Floor Studio for sale in Marbella, Marbella

**398.000 €**

Reference: R5251003 Bathrooms: 1 Plot Size: 1m<sup>2</sup> Build Size: 35m<sup>2</sup> Terrace: 13m<sup>2</sup>





## Costa del Sol, Marbella

Elviria's most attractive frontline-beach investment opportunity: a bright, south-facing studio that combines unbeatable location, newly refreshed features, and exceptional rental performance. Set within a secure gated community with a swimming pool and private parking, this property sits just steps from Elviria's golden dunes, the scenic sandy beach walk, and world-famous beach clubs like the always-vibrant Nikki Beach. Inside, the studio is designed for comfort and effortless living. The bathroom has been recently renovated, giving the space a fresh, modern feel. The exterior upgrades have just been completed as well, including newly renovated terraces, ensuring the property – and the entire complex – is in excellent condition and ready to enjoy from day one. The lifestyle offering is as strong as the investment. Restaurants, cafés, grocery shops, and everyday conveniences are all within walking distance, creating a highly desirable setting for both short-term renters and owners. Flooded with natural light throughout the day, this gem has earned its reputation as a rental machine with a truly impressive 5-6% ROI. Whether you're seeking a stress-free income property or a stylish coastal retreat in one of Marbella's most in-demand areas, this sun-soaked Elviria studio delivers quality, location, and profitability in equal measure.



## Features:

Özellikler	Oryantasyon	İklim kontrolü
Kapalı teras	Güney	Klima
Ulaşım yakınında		
Özel teras		
Takılmış gardiroplar		
Görüşler	Ayar	Durum
Deniz	Sahil kenarında	İyi
Panoramik	Golf'e yakın	
Havuz	Limana yakın	
	Dükkanlara Yakın	
	Şehre yakın	
	Okullara yakın	
	Sahil	
	Ön cepheli plaj kompleksi	
Havuz	Mobilya	Mutfak
Ortak	Tamamen mobilyalı	Tam takılmış
Özel		
Bahçe	Güvenlik	Otopark
Ortak	Kapılı kompleks	Ortak
Kategori	Enerji derecesi	CO2 Emisyon Derecesi
Tatil Evleri	F	F
Yatırım		
Sahil		