



## Bottenvåning till salu i Marbella, Marbella

6 395 000 €

Referens: R5258932 Sovrum: 5 Badrum: 5 Bygga: 367m<sup>2</sup> Terrass: 107m<sup>2</sup>





## Costa del Sol, Marbella

Marbella Golden Mile, Marbella Luxurious 5 bedroom, duplex, ground floor apartment Epic 13 6,395,000€ Luxurious ground floor duplex apartment This bespoke duplex ground floor apartment showcases five spacious en-suite bedrooms, spread across two levels for optimal privacy and flow. Three bedrooms sit on the main floor, while two are located on the lower level, which also has a separate entrance from the garage. The open-concept living area connects to a sleek kitchen and flows out to a generous terrace by Minotti, complete with a fully equipped outdoor kitchen, heated lounge zone, and dining area. Expansive floor-to-ceiling windows frame uninterrupted views of the Mediterranean and La Concha, with added privacy ensured by automatic curtains. The home is finished to exacting standards, featuring FENDI-designed cabinetry, Travertine marble bathrooms, custom wood panelling, and a curated mix of materials including Carrara marble, natural stone, onyx, and premium leather. Interiors by GC Studio incorporate pieces from top-tier Italian brands such as Gallotti & Radice and Giorgetti. The lower floor includes a large entertainment lounge with Bang & Olufsen home cinema system, custom cabinetry, and statement marble furniture, alongside a spacious utility area, three covered parking bays with EV charging, and additional storage. This is more than a residence—it's a statement of style and a gateway to the Epic lifestyle. Situated in Marbella's prestigious Golden Mile, EPIC Marbella offers an unmatched lifestyle within a gated community of refined residences designed and furnished by FENDI CASA. Just minutes from Marbella Club, Puente Romano, and the beach, this development delivers resort-style living with a full suite of high-end amenities. Residents enjoy 24-hour concierge service, advanced security, and an extensive social and wellness hub that includes a luxury spa, indoor pool, kids' club, and an indoor sports centre equipped with basketball, Technogym, boxing, golf simulator, yoga, and Pilates. Outdoor facilities include two tennis courts, two paddle courts, a pickleball court, and multiple pools—some heated and others tailored for either training or relaxation.



## Funktioner:

### Drag

Täcktt terrass  
Lyfta  
Nära transport  
Privat terrass  
Satellit -tv  
Marmorgolv  
Dubbelglas  
24 timmars mottagning  
Monterade garderober  
Wifi  
Gym  
Bastu  
Paddeltennis  
Tennisbana  
Förråd  
Fiberoptisk  
Tillgång för personer med minskad rörlighet

### Åsikter

Fjäll  
Land

### Slå samman

Gemensam  
Uppvärmad  
Inomhus  
Trädgård  
Gemensam  
Privat  
Verktyg  
Elektricitet  
Dricksvatten  
Telefon

### Orientering

Sydväst

### Miljö

Nära golf  
Urbanisering  
Nära havet  
Nära butiker  
Nära staden  
Nära skolor

### Möbler

Frivillig

### Säkerhet

Gated complex  
24 timmars säkerhet

### Kategori

Lyx  
Samtida

### Klimatkontroll

Luftkonditionering  
För installerad A/C  
Kall A/C  
Heta a/c  
U/f/h badrum

### Skick

Excellent  
Nyligen renoverad

### Kök

Fullmonterad

### Parkering

Garage  
Mer än en