



## 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	Orientering	Klimatkontroll
Täckt terrass	Sydväst	Luftkonditionering
Lyfta		För installerad A/C
Nära transport		Kall A/C
Privat terrass		Heta a/c
Satellit -tv		U/f/h badrum
Marmorgolv		
Dubbelglas		
24 timmars mottagning		
Monterade garderober		
Wifi		
Gym		
Bastu		
Paddeltennis		
Tennisbana		
Förråd		
Fiberoptisk		
Tillgång för personer med minskad rörlighet		
<b>Åsikter</b>	<b>Miljö</b>	<b>Skick</b>
Fjäll	Nära golf	Excellent
Land	Urbanisering	Nyligen renoverad
	Nära havet	
	Nära butiker	
	Nära staden	
	Nära skolor	
<b>Slå samman</b>	<b>Möbler</b>	<b>Kök</b>
Gemensam	Frivillig	Fullmonterad
Uppvärmd		
Inomhus		
<b>Trädgård</b>	<b>Säkerhet</b>	<b>Parkering</b>
Gemensam	Gated complex	Garage
Privat	24 timmars säkerhet	Mer än en
<b>Verktyg</b>	<b>Kategori</b>	
Elektricitet	Lyx	
Dricksvatten	Samtida	
Telefon		