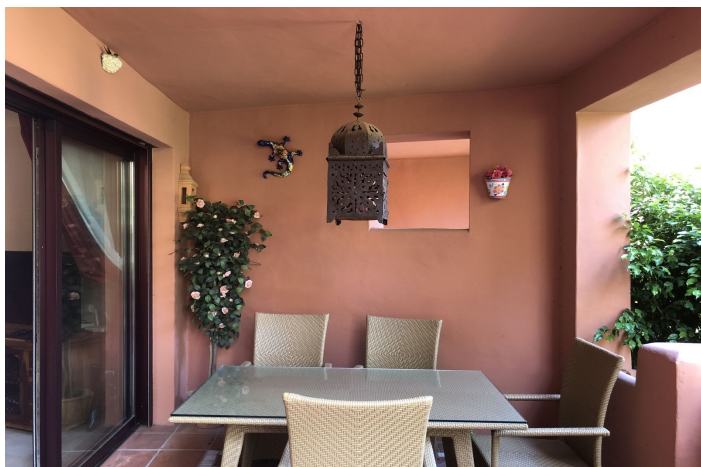




## Ground Floor Apartment for sale in El Rosario, Marbella

529,500 €

Reference: R4793236 Bedrooms: 3 Bathrooms: 2 Build Size: 155m<sup>2</sup> Terrace: 12m<sup>2</sup>





## Costa del Sol, El Rosario

Price drop for a quick sale!!! BEACH SIDE LOCATION! 50m from the beach

This stunning ground floor flat in the Alicate Playa urbanization is an excellent choice for those seeking comfort and proximity to the beach. With a spacious layout of 155m<sup>2</sup>, it features three bedrooms and two bathrooms, including an en-suite master. The underfloor heating in both bathrooms adds a touch of luxury.

The independent kitchen is complemented by a separate utility room, making it functional for daily living. The living room and master bedroom provide access to a partially covered terrace that faces south-southwest, allowing for plenty of sunlight while being shielded from harsh rays. Residents can enjoy direct access to the communal swimming pool surrounded by well-maintained gardens.

Each bedroom is equipped with stylish built-in wardrobes, and the property boasts elegant marble flooring throughout. It is sold furnished (excluding personal items), ensuring a seamless transition for new owners. Security and privacy are prioritized with a 24/7 concierge service, and an underground garage is included.

Located just 50 meters from the beach with private access, the flat is conveniently close to beachfront restaurants like Oyana Beach and Los Sardinales, along with other dining options within walking distance.

### **\*\*Key Features:\*\***

- **\*\*Location:\*\*** El Rosario Alicate Playa, Costa del Sol
- **\*\*Size:\*\*** 3 Bedrooms, 2 Bathrooms, Built 155 m<sup>2</sup>, Terrace 12 m<sup>2</sup>
- **\*\*Setting:\*\*** Beachfront, Close to Golf, Close to Shops
- **\*\*Orientation:\*\*** South, South West
- **\*\*Condition:\*\*** Excellent
- **\*\*Pool:\*\*** Communal
- **\*\*Amenities:\*\*** Air Conditioning, Underfloor Heating, Fiber Optic
- **\*\*Security:\*\*** 24 Hour Security
- **\*\*Parking:\*\*** Underground
- **\*\*Ideal for:\*\*** Beachfront living, holiday homes, or investment opportunities.





## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Fiber Optic

### Views

Sea  
Pool

### Pool

Communal

### Garden

Communal  
Landscaped

### Category

Holiday Homes  
Investment  
Beachfront

### Orientation

South  
South West

### Setting

Close To Golf  
Close To Shops  
Beachfront  
Front Line Beach Complex

### Furniture

Fully Furnished

### Security

24 Hour Security

### Climate Control

Air Conditioning  
Hot A/C  
U/F Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Underground