



Middle Floor Apartment for sale in Puerto Banús,

680,000 €

Marbella

Reference: R4178665 Bedrooms: 2 Bathrooms: 2 Build Size: 120m² Terrace: 20m²











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Costa del Sol, Puerto Banús

RENTED UNTIL 1 SEPTEMBER Spectacular flat with partial sea views in Marina Banús. It has two bedrooms in the centre of PUERTO BANUS, the most exclusive area of Marbella, a few meters from the beaches and the promenade. The ideal property to move into, as a second residence or as an investment. It has an area of $128m^2$ distributed in two bedrooms with fitted wardrobes and double glazing, two bathrooms, fully fitted independent kitchen, laundry room, living-dining room and a large corner terrace. It has centralised air conditioning with low consumption machine. Marble floors and white lacquered doors. The building has 24-hour security, concierge, gym, swimming pool and paddle tennis court. It has all the necessary services, leisure areas, shops, bars, health centres, El Corte Inglés... Parking space included in the sale price. IBI rubbish = $185,36 \in$ / year IBI flat = $1.305,15 \in$ / year IBI garage = $102,54 \in$ / year Community flat = $181 \notin$ / month Garage community = $19 \notin$ / month





Features:

Features **Covered Terrace** Lift Near Transport **Private Terrace Ensuite Bathroom** Marble Flooring **Double Glazing** 24 Hour Reception **Fitted Wardrobes** Gym **Paddle Tennis** Utility Room Access for people with reduced mobility Setting **Commercial Area** Beachside **Close To Port** Urbanisation **Close To Sea Close To Shops Close To Town Close To Schools** Town **Close To Marina** Furniture Not Furnished Security **Gated Complex** 24 Hour Security **Entry Phone**

Orientation North East

Condition Good

Kitchen Fully Fitted Parking Garage Climate Control Air Conditioning Cold A/C Hot A/C

Pool Communal

Garden Communal Category Reduced Holiday Homes Investment Bargain Beachfront Cheap Distressed Luxury Resale Contemporary