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Sols

Marbella



Chambres: 1	Salles de bains: 1	M²: 78	Prix: 395 000 €
Statut: Vente	Type de propriété: Sols	Référence: R4921852	Publish date: 12.06.25

Vue d'ensemble:Apartment in the centre of Marbella, on the second line of the beach. Privileged location, just a few metres from the Marina and the Real Club Marítimo de Marbella. Ideal option for investors, with a tourist licence available. Unbeatable location, so you can walk everywhere: beach, beach bars, restaurants, supermarkets, shops, pharmacies... The picturesque Old Town of Marbella, with the emblematic Plaza de los Naranjos, is a 5-minute walk away. The apartment is south-facing, on a 6th floor with a lift. The abundance of sunlight all day and the generous size of the rooms and the terrace give a great feeling of spaciousness. The apartment is sold fully furnished and equipped (all included in the price), ready to move into or rent out. The spacious living-dining room and the terrace, with partial sea views, create a perfect space for relaxation and enjoying meals, inside or outside, depending on the season. The kitchen is fully equipped and has been recently renovated. To obtain even greater spaciousness, simply remove a partition to join the kitchen to the living-dining room and create a large, open-plan space. The separate bedroom has a very spacious built-in wardrobe. In addition, in the entrance, there is a dressing room for greater comfort. The bathroom is very spacious and has a shower with a screen, suitable for people with reduced mobility. The apartment was built in 2002, with high quality materials and finishes, and is in

excellent condition. Daikin air conditioning and heating through ceiling ducts. Armored security door. The building is suitable for people with reduced mobility and has an elevator. It has a water cistern for use by residents, with the consequent savings on the water bill. In addition, the community has a person for maintenance of the building, who can also take care of particular tasks (separate payment). This is the ideal apartment for a getaway with your swimsuit and towel and straight to the beach. Signature of Registro de Turismo de Andalucía (RTA): VUT/MA/89105. IBI (municipal tax): € 690 / year Community: € 51 / month OUR AGENCY'S FEES: included in the price NEARBY SERVICES: Marbella Promenade: a few meters away Venus Beach: a few meters away Marbella Marina: a few meters away Real Club Marítimo de Marbella: a few meters away Restaurants and beach bars: a few meters away Three playgrounds for kids: 2-3 minutes walk Farmacia Belón 5: 2 minutes walk Historic Quarter and Plaza de los Naranjos: 5-7 minutes walk Marbella Market: 10 minutes walk

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Caractéristiques:

Climatisation, Ascenseur