



## Ground Floor Apartment for sale in La Mairena, Marbella

480,000€

Reference: R5122840 Bedrooms: 2 Bathrooms: 2 Plot Size: 45m<sup>2</sup> Build Size: 129m<sup>2</sup> Terrace: 19m<sup>2</sup>















## Costa del Sol, La Mairena

EXQUISITE APARTMENT WITH STUNNING VIEWS IN THE WELL-KNOWN LOCATION OF ELVIRIA, LA MAIRENA For sale: This beautiful apartment is located in the prestigious residential complex Balcones de La Mairena, also known as Sun Balconies, one of the most sought-after developments in Altos de Elviria, Marbella. The area is characterized by its low construction density and its integration into the natural surroundings of the cork oak forest, declared a UNESCO Biosphere Reserve. HIGHLIGHTED FEATURES Panoramic views: Enjoy stunning views of the sea and coast, which are breathtaking from the living areas and the covered terrace. First-class furnishings: The apartment has been designed by a renowned interior designer and features high-quality materials such as marble floors, exclusive furniture, and tasteful decorations. Modern kitchen: The fully equipped, modern kitchen with a service hatch to the living room offers comfort and functionality. Comfortable living room: The spacious living room with a dining area and a large sofa in front of the built-in fireplace invites you to relax. Sea View Room: The master bedroom offers stunning sea views through floor-to-ceiling windows and features an ensuite bathroom with a walk-in shower and underfloor heating. Flexible Second Bedroom: The second bedroom can be used in a variety of ways, including as a nursery, office, or guest room, and also offers an ensuite bathroom. Covered Terrace: The furnished terrace with movable glass curtains extends the living space outdoors and allows you to enjoy the panoramic view in any weather. Air Conditioning: The apartment is equipped with air conditioning (hot/cold), ensuring a pleasant indoor climate. Quality furnitures not included (extra 20.000€)





## **Features:**

FeaturesOrientationClimate ControlCovered TerraceSouthAir Conditioning

Private Terrace South Air Conditioning

Cold A/C

Satellite TV Hot A/C Ensuite Bathroom Fireplace

Marble Flooring Central Heating
Fitted Wardrobes U/F/H Bathrooms

Solarium WiFi

Fiber Optic

ViewsSettingConditionSea ViewsClose To GolfExcellent

Panoramic Urbanisation
Garden Close To Schools

Beach

PoolFurnitureKitchenCommunalFully FurnishedFully FittedGardenSecurityParkingCommunalGated ComplexPrivateAlarm SystemOpen

**Entry Phone** 

Safe

Utilities Category

Electricity Holiday Homes
Drinkable Water Investment
Telephone Distressed