



# Middle Floor Apartment for sale in Puerto Banús, Marbella

1.195.000 €

Referencia: R4387264    Dormitorios: 2    Baños: 2    Construido: 174m<sup>2</sup>    Terraza: 40m<sup>2</sup>





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## Costa del Sol, Puerto Banús

Price drop! Luxurious apartment located in the sought-after and exclusive “Playas del Duque” Residential Complex, located in the Puerto Banús area, synonymous with luxury and quality of life, on the beachfront.

Behind its Mediterranean-style lines, hide its large common areas, with more than 30,000 m<sup>2</sup>, which have 3 swimming pools, 2 private beach bars, direct access to the beach and gardens that have made Playas del Duque worthy of several awards. gardening. Without forgetting its strategic location in the heart of Puerto Banús.

It also has services such as a gym and spa, a 2,500 m<sup>2</sup> wellness space with the latest developments in equipment and technology.

The large and bright spaces are the protagonists of this large, completely renovated home with sea views, whose distribution is designed to offer maximum functionality and comfort.

The house is distributed in a large entrance that leads to a large living room with access to a cozy southwest-facing terrace with beautiful views of the promenade and the sea, two large bedrooms with en-suite bathrooms; Very functional kitchen open to the living room and with a separate laundry room.

Recently renovated and tastefully decorated, it is sold fully equipped, ready to move into. Other features include hot/cold air conditioning, fitted wardrobes, marble floors and an underground parking space.

The gated complex offers 24-hour security, in addition to being surrounded by all kinds of services, a tropical paradise close to all amenities, and at the same time very quiet.

Unique opportunity, ideal both as a holiday home and as a habitual residence.



## Características:

### Orientación

Oeste

### Vistas

Vistas al Mar

Vistas a Jardín

### Posición

Cerca de Puerto

Cerca del Mar

Cerca de Tiendas

Cerca de Ciudad

Cerca de Colegios

### Piscina

Piscina Comunitaria

### Muebles

Sin Amueblar

### Jardín

Jardín Comunitario

### Aparcamiento

Párking Privado