



## Ático Dúplex en venta en Puerto Banús, Marbella

3.150.000 €

Referencia: R5350234    Dormitorios: 4    Baños: 3    Construido: 140m<sup>2</sup>    Terraza: 108m<sup>2</sup>





## Costa del Sol, Puerto Banús

A well-positioned duplex penthouse in Puerto Banús, set just a short walk from the marina, beaches, and all amenities, while offering a more private and relaxed setting.

The property offers four bedrooms and three bathrooms distributed over two levels, creating a practical layout for both family use and entertaining. The interiors are modern and well maintained, with a fully equipped kitchen designed for everyday living.

Several terraces extend the living space outdoors, providing different areas for dining, lounging, and enjoying the Mediterranean climate throughout the day.

The community is a standout feature, with beautifully maintained gardens, a large outdoor pool area with sunbeds, and an indoor heated pool for year-round use. Residents also benefit from an on-site café, reception service, and available beauty treatments, adding a convenient, almost resort-style element to the property.

The beach and Puerto Banús marina are both within a five-minute walk, placing restaurants, shopping, and nightlife easily accessible without being directly in the busiest part of the area.

A strong option for buyers seeking space, comfort, and prime location within Puerto Banús.



## Características:

### Características

Terraza Cubierta  
Ascensor  
Cerca de Transporte  
Terraza Privada  
Suelos de Mármol  
Armarios Empotrados  
Gimnasio

### Vistas

Vistas al Campo  
Vistas a Piscina

### Piscina

Piscina Comunitaria

### Seguridad

Recinto Cerrado  
Seguridad de 24 horas  
Alarma

### Orientación

Orientación Sureste  
Orientación Suroeste

### Posición

Área Comercial  
Lado de la Playa  
Urbanización  
Cerca del Mar  
Cerca de Tiendas  
Cerca de Ciudad  
Cerca de Colegios  
Ciudad  
Puerto  
Marina  
Cerca de Marina

### Muebles

Parcialmente Amueblada

### Aparcamiento

Párking Comunitario

### Climatización

Aire Acondicionado

### Estado

Excelente estado de conservación

### Cocina

Cocina Equipada

### Categoría

Casas de vacaciones  
Lujo  
Reventa