



Apartamento Planta Media en venta en Elviria, Marbella

549.000 €

Referencia: R5351617 Dormitorios: 2 Baños: 2 Construido: 75m² Terraza: 21m²





Costa del Sol, Elviria

APARTMENT FOR SALE – JARDINES DE DON CARLOS, MARBELLA

Southwest-facing 2-bedroom apartment with active tourist license – refurbished, furnished and rental-ready in Elviria

TURN-KEY RENTAL OPPORTUNITY

A rare combination on today's Marbella market: active tourist license (increasingly difficult to obtain), recent high-standard refurbishment, and fully furnished – ready to generate rental income from day one.

LOCATION

Gated Jardines de Don Carlos community in prestigious Elviria, just 300 m from Playa del Real de Zaragoza. A second-line position keeps the beach within walking distance while avoiding beachfront pricing.

Beach: 300 m | Santa María Golf: 1.5 km

Marbella center: 11 km | Puerto Banús: 20 km | Málaga Airport: 40 km

Supermarkets, restaurants and pharmacies within walking distance. The adjacent Amazonia Adventure Park is a strong family draw.

THE PROPERTY

Built area 75 m² + 21 m² private terrace

Layout: Living-dining, separate kitchen with laundry terrace, 2 bed, 2 bath

Orientation: Southwest – afternoon sun

Condition: Refurbished, contemporary finishes, fully furnished

Tourist license: Active and transferable

Entry via an enclosed glazed terrace flowing into the living area, which opens onto the main southwest-facing terrace overlooking communal gardens. Separate kitchen with laundry terrace. Master bedroom with en-suite and private terrace; second bedroom and bathroom off a small hallway. Air conditioning throughout.

Included: underground parking (13 m²), climate-controlled storage (7 m²), gated security.

THE COMMUNITY

Three year-round pools, fitness center, sauna and landscaped gardens, professionally managed.

Community fees: €160/month.

WHY IT WORKS

Active tourist license in a tightening market

Walking distance to the beach at second-line prices

Refurbished, furnished, ready to rent

Low community fees relative to facilities

Proven year-round demand in one of Costa del Sol's most desirable micro-locations



Características:

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Terraza Cubierta
Ascensor
Terraza Privada
Trastero - Almacén
Baño En-Suite
Suelos de Mármol
Doble acristalamiento
Armarios Empotrados
WiFi
Gimnasio
Sauna
Lavadero
Access for people with reduced mobility

Vistas

Vistas al Mar
Vistas a Jardín
Vistas a Piscina

Piscina

Piscina Comunitaria

Jardín

Jardín Comunitario

Categoría

Inversion
Golf

Orientación

Orientación Suroeste

Posición

Área Comercial
Cerca de Golf
Urbanización
Cerca del Mar
Cerca de Tiendas
Cerca de los Bosques

Muebles

Completamente Amueblada

Seguridad

Recinto Cerrado

Calificación energética

G

Climatización

Aire Acondicionado
Calefacción Central.

Estado

Renovado Recientemente
Reformado Recientemente

Cocina

Cocina Equipada

Aparcamiento

Párking Subterráneo

CO2 Emission Rating

E