



# Appartement au rez-de-chaussée à vendre à Marbella

775 000 €

Référence: R5259208    Chambres: 2    Bain: 2    Construite: 175m<sup>2</sup>





## Costa del Sol, Marbella (town)

Just a short walk from the beach, this spacious two-bedroom apartment offers direct access to the beautifully maintained garden and swimming pool via a wide private terrace.

Upon entering, you are welcomed by a hallway that leads to the bedrooms, passing the fully fitted kitchen on the right-hand side. The kitchen connects to a generous utility room, providing excellent additional storage and functionality.

As the kitchen is currently separate from the living area, there is the possibility to convert it into an additional bedroom and create a large open-plan kitchen and living space, thanks to the apartment's generous layout.

The urbanisation is fully gated and features concierge services and 24-hour security, offering both comfort and peace of mind. Residents can enjoy several swimming pools, a gym, private parking, and a spacious storage room conveniently located just one floor below the apartment, with lift access directly to your front door.

With the beach only a 5–8 minute walk away, and close proximity to restaurants, shops, and fitness facilities, this apartment is perfectly positioned for a relaxed and convenient lifestyle.



## Spécification:

### Caractéristiques

Terrasse couverte  
Terrasse privée  
Pièce de stockage  
Buanderie  
Salle de sport

### Vues

Jardin

### Piscine

Communautaire

### Jardin

Communautaire

### Services publics

Électricité

### Orientation

Sud

### Paramètre

En bord de mer  
Proche des magasins  
Près des écoles  
Près de la mer  
Près de la ville

### Meubles

Entièrement meublé

### Sécurité

Complexe fermé  
Sécurité 24 heures  
Coffre-fort

### Contrôle du climat

Climatisation

### Condition

Bien

### Cuisine

Entièrement équipée

### Parking

Souterrain  
Private