



## Middle Floor Apartment for sale in Marbella, Marbella Central

478,000 €

Reference: R5236936 Bedrooms: 3 Bathrooms: 1 Build Size: 80m<sup>2</sup> Terrace: 8m<sup>2</sup>





## Costa del Sol, Marbella

Apartment for Sale on Marbella's Iconic Main Avenue – Just Five Minutes' Walk from the Beach!

Seize this exceptional opportunity to own a spacious apartment on Marbella's bustling main avenue, nestled in the heart of the Golden Mile – a prestigious stretch renowned for its upscale lifestyle, luxury boutiques, and vibrant cultural scene, blending seamlessly with the historic old town and glamorous Puerto Banús. This prime location places you mere steps from pristine beaches like Playa de la Fontanilla, surrounded by essential amenities: supermarkets, banks, international schools, fine dining, and the newly inaugurated health centre, all within walking distance. With swift access to the A-7 motorway for trips to Málaga Airport, embrace over 300 sunny days a year in a market where central Marbella properties have seen 15% price growth in 2025, driven by high demand and average yields of 6-11% for rentals.

Spanning 80 m<sup>2</sup> of bright, functional space on the third floor with convenient lift access, this south-facing residence boasts elegant marble flooring throughout, a balcony for outdoor relaxation, three generous bedrooms with fitted wardrobes, one modern bathroom, a living-dining room, and a fully equipped kitchen. The private residence features air conditioning, communal gardens, and a swimming pool, enhancing year-round enjoyment in this secure, well-maintained complex.

Ideal as a family home or investment with strong rental potential in Marbella's thriving 2025 market, this property promises comfort, convenience, and excellent returns – contact us today to arrange a viewing!



## Features:

Features	Orientation	Climate Control
Covered Terrace	West	Air Conditioning
Lift		
Near Transport		
Private Terrace		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Near Mosque		
Near Church		
Fiber Optic		
Views	Setting	Condition
Garden	Commercial Area	Excellent
Urban	Beachside	
Street	Close To Golf	
	Close To Port	
	Urbanisation	
	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
	Beachfront	
	Town	
	Close To Marina	
Pool	Furniture	Kitchen
Communal	Optional	Fully Fitted
Garden	Security	Parking
Communal	Gated Complex	Street
	Alarm System	