



# Tussenverdieping Appartement te koop in Ojén, Marbella East

1.250.000 €

Referentie: R5320027 Slaapkamers: 3 Badkamers: 3 Plotgrootte: 30m<sup>2</sup> Perceelgrootte: 145m<sup>2</sup> Terras: 63m<sup>2</sup>





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## Costa del Sol, Ojén

Designer 3-bedroom apartment with panoramic sea views located in the prestigious Palo Alto community, just a few minutes from Marbella.

A bright open-plan living and dining area with floor-to-ceiling windows connects seamlessly to a large south-west orientation facing terrace of over 62 m<sup>2</sup>. From here, you can enjoy spectacular views of the Mediterranean Sea, Gibraltar and even the African coastline.

The apartment offers three spacious bedrooms and 2 bathrooms, including a master suite with a walk-in wardrobe and direct access to the terrace, and a guest toilet. Finished in a warm and natural palette, the interiors combine textured walls, oak elements and stone details to create a refined yet welcoming atmosphere.

A modern kitchen blends contemporary design with high-quality materials and integrates perfectly with the living area, creating an ideal space for both everyday living and entertaining. The property also includes underfloor heating, air conditioning, domotic and two underground parking spaces.

### AMENITIES

Palo Alto is a gated and 24-hour secured exclusive community offering exceptional facilities including:

- Wellness & Fitness
- Indoor swimming pool for morning training
- Modern gym with panoramic views
- Fully equipped fitness studio
- Sauna, hammam and jacuzzi
- Relaxation areas and a viewing terrace
- Tennis court with sea views
- Direct access to the hiking and running trails of Sierra de las Nieves

### COMMUNITY & LIFESTYLE

- Coworking with fast Wi-Fi, meeting room and outdoor working terrace
- Regular Farmers' Market with local, organic products
- Communal "Olivos Garden" area with barbecue, fireplace, lounge and relaxation zones

### LOCATION

The complex is located on the green hills of Ojén, next to the Sierra de las Nieves National Park, 10 minutes from the beaches and only 35 minutes to Málaga airport.

Ideal as a primary residence, holiday home, or investment property.



## Kenmerken:

### Extra's

Overdekt terras  
Tillen  
Privé Terras  
Satelliet TV  
Berging  
Ensuite badkamer  
24-uurs receptie  
Inbouwkasten  
WiFi  
Sportschool  
Sauna  
Tennisbaan  
Houten vloeren  
Jacuzzi  
Domotics  
Optische vezel  
Access for people with reduced mobility

### Uitzicht

Zeezicht  
Mountain Bekeken  
Weids  
Garden Views  
uitzicht op het strand  
Urban Bekeken  
Forest Bekeken

### Zwembad

Gemeenschappelijk zwembad  
verwarmd zwembad  
binnenzwembad  
Children`s Pool

### Tuin

gemeenschappelijke tuin

### Voorzieningen

Elektriciteit  
Drinkwater

### Zonorientatie

South West Orientation

### Ligging

Urbanisatie  
Dicht bij winkels  
Dichtbij stad  
Dichtbij bos

### Meubilering

Volledig gemeubileerd

### Beveiliging

Omheind complex  
24 -uurs beveiliging  
Alarmsysteem  
Deurbel met intercom

### Categorie

Vakantiehuis  
Investering  
Luxe  
Bestaande bouw  
Modern

### Klimaatbeheersing

Airconditioning  
Koude A/C  
Warme A/C  
Vloerverwarming Badkamers

### Huidige Staat

Uitstekende conditie  
Onlangs gerenoveerd  
Nieuwbouw

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

ondergrondse parkeergarage  
garage  
private Parking  
parkeren op straat  
Gemeenschappelijk Parking  
More Than One

### Energiebeoordeling

B



**CO2 Emission Rating**

A