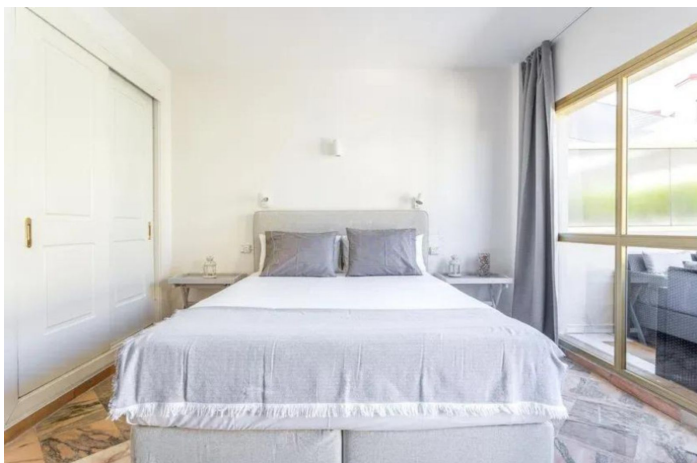




## Middle Floor Studio for sale in Elviria, Marbella

**262,000 €**

Reference: R5061721    Bathrooms: 1    Build Size: 37m<sup>2</sup>    Terrace: 40m<sup>2</sup>





## Costa del Sol, Elviria

Renovated Studio on the Beachfront – Ground Floor in Elviria, Marbella Fantastic investment or second-home opportunity! Beautifully south-facing ground floor studio, located in a sought-after beachfront complex in Elviria, one of Marbella's most desirable beach areas. Just a 5-minute walk to Nikki Beach and Elviria's shopping center, with all amenities nearby. Only a short drive to Marbella town center and Cabopino Port. The property features a bright open-plan layout with a living-sleeping area, fully equipped kitchen, modern bathroom, and a large private terrace of nearly 40 sqm – perfect for sunbathing or outdoor dining. Set in a gated beachfront community with direct beach access, landscaped gardens, several swimming pools, and a children's playground. Currently operating as a tourist rental with valid license and excellent occupancy rates – ready to generate income from day one. - Beachfront location - Tourist license in place - South-facing large terrace - Gated community with pools & gardens - Walk to beach, shops & restaurants." Middle Floor Apartment, Elviria, Costa del Sol. 1 Bedroom, 1 Bathroom, Built 37 m<sup>2</sup>, Terrace 40 m<sup>2</sup>. Setting : Beachfront, Beachside, Close To Sea, Close To Schools, Urbanisation, Front Line Beach Complex. Orientation : South. Condition : Excellent. Pool : Communal. Climate Control : Air Conditioning, Hot A/C, Cold A/C. Views : Garden. Features : Covered Terrace, Lift, Fitted Wardrobes, Private Terrace, Satellite TV, WiFi, Ensuite Bathroom, Access for people with reduced mobility, Double Glazing, 24 Hour Reception, Fiber Optic. Furniture : Fully Furnished. Kitchen : Fully Fitted. Garden : Communal. Security : Gated Complex, Entry Phone, 24 Hour Security, Safe. Parking : Street. Category : Beachfront, Resale.



## Features:

### Features

Covered Terrace

Lift

Private Terrace

Satellite TV

Ensuite Bathroom

Double Glazing

24 Hour Reception

Fitted Wardrobes

WiFi

Fiber Optic

Access for people with reduced mobility

### Views

Garden

### Orientation

South

### Climate Control

Air Conditioning

Cold A/C

Hot A/C

### Setting

Beachside

Urbanisation

Close To Sea

Close To Schools

Beachfront

Front Line Beach Complex

### Furniture

Fully Furnished

### Security

Gated Complex

24 Hour Security

Entry Phone

Safe

### Condition

Excellent

### Pool

Communal

### Garden

Communal

### Kitchen

Fully Fitted

### Parking

Street

### Category

Beachfront

Resale