



# Middle Floor Apartment for sale in Puerto Banús, Marbella

730,000 €

Reference: R4178665 Bedrooms: 2 Bathrooms: 2 Build Size: 107m<sup>2</sup> Terrace: 41m<sup>2</sup>





## Costa del Sol, Puerto Banús

We present this fabulous flat in a premium location.

Marina Banús is a residential complex in the heart of Puerto Banús, close to all amenities, such as El Corte Inglés. The complex has 24-hour security, a paddle tennis court, swimming pool, gym and bicycle storage.

It is ideal for your holiday home as you would not need a car at all.

The property comprises an entrance hall, a fully equipped separate kitchen with appliances, a living-dining room with access to the terrace, 2 bedrooms and 2 full bathrooms, and a large terrace with magnificent views of the city and partial sea views.

Two spacious parking spaces are included in the price.

The property is located in Marina Banus, an excellent area with all the amenities you could need.

Thanks to its location, it is very close to all services and shops such as pharmacies, schools, supermarkets, etc.

Do not hesitate to come and visit this magnificent property.

106m<sup>2</sup> interior

41m<sup>2</sup> terrace

IBI rubbish = €185.36 / year

IBI flat = €1,305.15 / year

IBI garage = €102.54 / year

Community flat = €181 / month

Community garage = €19 / month



## Features:

### Features

Covered Terrace

Lift

Near Transport

Private Terrace

Ensuite Bathroom

Marble Flooring

Double Glazing

24 Hour Reception

Fitted Wardrobes

Gym

Paddle Tennis

Utility Room

Access for people with reduced mobility

### Setting

Commercial Area

Beachside

Close To Port

Urbanisation

Close To Sea

Close To Shops

Close To Town

Close To Schools

Town

Close To Marina

### Furniture

Not Furnished

### Security

Gated Complex

24 Hour Security

Entry Phone

### Orientation

North

East

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Garage

### Climate Control

Air Conditioning

Cold A/C

Hot A/C

### Pool

Communal

### Garden

Communal

### Category

Reduced

Holiday Homes

Investment

Bargain

Beachfront

Cheap

Distressed

Luxury

Resale

Contemporary