



## Ground Floor Apartment for sale in Marbella, Marbella

559,000 €

Reference: R5154883 Bedrooms: 4 Bathrooms: 3 Build Size: 138m<sup>2</sup> Terrace: 30m<sup>2</sup>





## Costa del Sol, Marbella

Spacious Duplex ground floor with Renovation Potential in Xarblanca, Marbella This charming Duplex ground floor, located in the popular residential area of Xarblanca in Marbella, offers an excellent opportunity for families, investors, or anyone looking for a second home on the Costa del Sol. The property features 139 m<sup>2</sup> of built space plus a generous 30 m<sup>2</sup> terrace, and is distributed over multiple levels with four bedrooms, two bathrooms, and a guest toilet. Bright and spacious, the home has great potential for renovation to suit your personal taste and needs. Situated in a quiet and well-kept gated community, residents benefit from access to a communal swimming pool and beautifully maintained gardens – ideal for enjoying the Mediterranean lifestyle. Conveniently located close to schools, shops, public transport, and Marbella's city center, this property combines comfort, space, and location with the opportunity to create your ideal home.



## Features:

### Features

Covered Terrace  
Private Terrace  
Fitted Wardrobes

### Views

Pool  
Urban

### Pool

Communal

### Security

Gated Complex

### CO2 Emission Rating

E

### Orientation

South

### Setting

Close To Shops  
Close To Town  
Close To Schools

### Furniture

Optional

### Parking

Private

### Climate Control

Fireplace

### Condition

Renovation Required

### Garden

Communal

### Energy Rating

E