

SAN PEDRO DE ALCÁNTARA

307,500 €

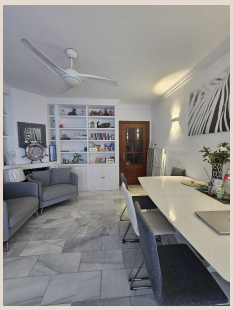
REFERENCE R5429629

Exquisite Top-Floor Urban Retreat in San Pedro Pueblo, Marbella – A Luxury Realty Exclusive

2	1	85 m²	1 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Discover an unparalleled lifestyle opportunity with this charming top-floor apartment, exclusively presented by Luxury Realty. Nestled in the highly sought-after residential heart of San Pedro Pueblo, a distinguished district of Marbella, this residence offers an exceptional blend of convenience, comfort, and coastal charm. Positioned on the highest floor of its building, this property capitalises on abundant natural light and boasts a practical, intelligently designed layout, making it an ideal choice for discerning buyers seeking a prime location in Southern Spain.

San Pedro de Alcántara, commonly known as San Pedro Pueblo, is much more than just a location; it's a vibrant community that perfectly encapsulates the allure of the Costa del Sol. Located in the picturesque southern region of Spain, this charming town offers an authentic Andalusian experience, blending traditional Spanish ambiance with modern amenities. Unlike some of its more bustling neighbours, San Pedro retains a welcoming, village-like atmosphere, characterised by its pedestrianised centre, beautiful tree-lined boulevards, and a delightful array of plazas where locals and visitors alike gather to enjoy coffee, tapas, and the famously warm Spanish sun. Its prime position on the western side of Marbella places it within effortless reach of both the glitz and glamour of Puerto Banús and the serene beauty of its pristine beaches, all while maintaining its own distinct character and charm.

The apartment's strategic location within San Pedro Pueblo ensures that all daily necessities and leisure activities are just a short stroll away. Imagine starting your day with a leisurely walk to the beach, feeling the sand between your toes, or perhaps grabbing freshly baked pastries from a local panadería. The vibrant town centre is brimming with boutique shops, gourmet restaurants, traditional chiringuitos, and essential services, offering unparalleled convenience. Whether you desire a sophisticated evening meal, a casual coffee with friends, or simply need to pick up groceries, everything is within effortless reach. Beyond the immediate locale, the superb connectivity via the AP-7 motorway means that Marbella's world-class golf courses, designer boutiques, and cultural attractions are mere minutes away, as is Málaga-Costa del Sol Airport, facilitating easy international travel.

Property Highlights: A Sanctuary of Light and Comfort

This exquisite 2-bedroom residence, spanning 83 m² of thoughtfully designed built space, is bathed in an enviable west orientation, ensuring that the apartment is flooded with warm afternoon sunlight and provides captivating sunset views from its private balcony. As a top-floor unit, it offers an elevated sense of privacy and tranquility, free from overhead disturbances, allowing residents to fully unwind in their personal haven.

Key Features Designed for Discerning Living:

- **Spacious Living Area:** A well-proportioned layout ensures comfortable living and seamless flow between spaces.
- **Two Serene Bedrooms:** Designed as peaceful retreats, both bedrooms come equipped with elegantly fitted wardrobes, offering ample storage and a streamlined aesthetic.
- **Luxurious Bathroom:** The single bathroom is a sanctuary of relaxation, featuring a high-quality hydromassage bath – perfect for unwinding after a day exploring the Costa del Sol.
- **Private Balcony:** An inviting outdoor space for enjoying your morning coffee, al fresco dining, or simply soaking in the pleasant Spanish climate.
- **Elegant Marble Flooring:** Throughout the entire apartment, high-quality marble flooring provides a touch of sophistication, exceptional durability, and a cool, refreshing feel, particularly welcome during the warmer months.
- **Integrated Storage Solutions:** In addition to the fitted wardrobes, a dedicated storage room (trastero) offers invaluable extra space, ensuring your home remains clutter-free and organised.

- **Optimal Orientation:** The west orientation guarantees abundant natural light and glorious sunsets, enhancing the apartment's bright and airy ambiance.

- **Year of Construction (1988):** A well-maintained building that speaks to classic Spanish construction quality, offering a solid foundation for modern updates.

- **Top-Floor Advantage with Accessibility:** Situated on the 2nd floor, which is the top floor of the building, this exterior apartment benefits from enhanced views and privacy. Accessibility is paramount, with a modern lift service and exterior access adapted for reduced mobility, making it a comfortable home for all ages and needs.

An Investment in the Prestigious Marbella Lifestyle

This remarkable property presents a versatile opportunity, whether you are seeking your first home, a luxurious holiday escape, or a savvy investment in one of Spain's most coveted destinations. For first-time homeowners, it offers an incredible entry point into the Marbella property market, combining a vibrant community with modern comforts. As a holiday apartment, its prime location and desirable features make it an ideal lock-and-leave retreat, promising memorable stays on the Costa del Sol. Furthermore, its strong rental potential in a consistently popular area makes it an attractive proposition for investors looking for capital appreciation and a reliable income stream.

Embrace the quintessential Marbella lifestyle – a world-renowned destination celebrated for its year-round sunshine, championship golf courses, pristine beaches, high-end gastronomy, and vibrant social scene. San Pedro de Alcántara offers a more grounded, yet equally appealing, facet of this lifestyle, providing an authentic community feel without sacrificing access to luxury. This apartment truly represents a unique opportunity to own a piece of this idyllic Spanish paradise.

We invite you to experience the charm and comfort of this exceptional property first-hand. Viewing is not merely recommended; it is essential to fully appreciate the quality, location, and lifestyle on offer. Contact Luxury Realty today to arrange your private tour and take the first step towards acquiring your dream home in San Pedro Pueblo.

Details

Reference	R5429629	Property Type	Apartment
Status	Sale	Price	307,500 €
Bedrooms	2	Bathrooms	1
Build size	85 m²	Plot Size	–
Terrace	1 m²	Parking places	by request

Features

Private garden, Lift, Parking