

ELVIRIA

from 634,900 €

REFERENCE R5472451

Exclusive Beachside Investment: Brand-New Luxury Apartment with Valid Touristic License in Elviria, Marbella

2	2	104 m²	23 m²	15 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Discover an unparalleled investment opportunity or your dream Mediterranean escape with this exquisite, brand-new ground floor apartment, perfectly situated within the highly sought-after Estrella del Mar development in Elviria. This property isn't just a home; it's a meticulously crafted lifestyle offering, complete with the highly coveted and fully transferable touristic license, ensuring immediate rental potential and significant returns.

Prime Location in Elviria: A Jewel of the Costa del Sol

Nestled in the heart of Elviria, a prestigious and serene enclave on Spain's sun-drenched Costa del Sol, this apartment boasts an enviable location just 200 meters from the pristine, sandy shores and protected natural dunes of Elviria Beach. Elviria itself is renowned for its idyllic atmosphere, blending natural beauty with upscale amenities. Its strategic position offers a perfect balance of tranquil beachside living and convenient access to vibrant urban centers. Residents enjoy the privilege of having all daily necessities and leisure options within a short, pleasant stroll. From charming local boutiques and gourmet restaurants to quaint cafes and essential services, the need for a car becomes an infrequent luxury rather than a daily necessity, truly embodying a relaxed coastal lifestyle.

The allure of Elviria extends beyond its immediate surroundings. This desirable area in the South of Spain is celebrated for its stunning natural landscapes, including lush pine forests and expansive golden beaches, making it a haven for those who appreciate outdoor living and breathtaking scenery. The community is well-established, offering a harmonious blend of international residents and local charm. Its reputation for safety, beauty, and accessibility makes it one of Marbella's most desirable addresses, perfect for holidaymakers and permanent residents alike.

Sophisticated Design and Seamless Indoor-Outdoor Living

Step inside this thoughtfully designed residence to discover a harmonious blend of modern aesthetics and ultimate comfort. The apartment features two generously proportioned bedrooms and two luxurious bathrooms, offering ample space and privacy. The heart of the home is a bright, open-plan kitchen, dining, and living area, meticulously designed to maximize natural light and foster a sense of expansive living. This elegant space flows effortlessly onto a private, west-facing terrace and a beautifully manicured garden, creating a seamless transition between indoor comfort and outdoor serenity. Both the spacious living room and the master bedroom benefit from direct access to this inviting outdoor oasis, allowing you to savour the gentle sea breeze and the captivating Marbella sunshine.

The outdoor space is a true highlight, bathed in glorious sunlight from midday through to the spectacular sunsets over the Mediterranean. This west-facing orientation is perfect for leisurely al-fresco dining experiences, relaxed evenings with loved ones, or simply unwinding with a good book as the day concludes. Inside, convenience is paramount, with ample storage provided by stylish built-in wardrobes. The master bathroom, an en-suite sanctuary, offers a luxurious bathtub, perfect for indulgent relaxation. The fully fitted kitchen is a chef's delight, equipped with high-end quality appliances, including a premium wine fridge, catering to every culinary need. A separate laundry room, complete with a washing machine, adds to the apartment’s practical appeal and functionality.

Exclusive Community Amenities and Premium Features

Residents of the prestigious Estrella del Mar development enjoy exclusive access to an array of exceptional communal facilities designed to enhance their lifestyle. Dive into the refreshing communal swimming pool on warm summer days or maintain your fitness regime in the state-of-the-art gymnasium, all within the secure and beautifully maintained grounds of the community. Every detail has been considered for comfort and convenience. The apartment benefits from individually controlled air conditioning for optimal climate control, ensuring a perfect temperature year-round, complemented by the luxurious warmth of underfloor heating throughout. Additional practical benefits include a private parking space conveniently located in the secure underground garage and a dedicated storage room, both included in the purchase price, offering peace of mind and ample space for belongings.

For those seeking immediate enjoyment or rental income, this property offers a truly turnkey solution. It can be acquired fully furnished with exquisite taste, allowing you or your guests to move in or commence rental operations without delay. The quality furnishings and attention to detail throughout mean that everything is ready to enjoy from day one, reflecting the sophisticated standard expected from a Luxury Realty property.

Unrivalled Investment Potential and Lifestyle

This property stands out as a formidable investment asset, primarily due to its existing and fully transferable touristic license. This highly sought-after permit not only simplifies the process of legal short-term rentals but also signifies a property ready for immediate income generation. The apartment has a proven track record of strong rental income, consistently attracting numerous excellent guest reviews, underscoring its appeal and desirability in the competitive holiday rental market. This established success makes it an exceptionally attractive proposition for savvy buyers seeking a property with demonstrated and reliable rental potential.

Luxury Realty is committed to providing comprehensive financial insights. We are pleased to furnish detailed yield calculations, encompassing precise rental income projections and all associated running costs. This transparent approach ensures you gain a clear and accurate understanding of the substantial potential return on investment this exceptional property offers, allowing for informed decision-making.

Beyond its investment merits, the location offers a superb balance between peaceful coastal living and vibrant urban access. Marbella centre, with its luxurious boutiques, gourmet dining, and lively nightlife, is a mere 10-minute drive away. Malaga Airport, a major international hub, can be reached in approximately 30 minutes, ensuring effortless travel connections. With direct and easy access to the A7 motorway, you are perfectly positioned to explore the best of the Costa del Sol. Iconic Puerto Banús, renowned for its glamorous marina and high-end shopping, is within easy reach, as are world-class golf courses, exquisite restaurants, chic beach clubs, and an endless array of leisure activities that define the quintessential Costa del Sol lifestyle.

Whether you envision a lucrative investment vehicle providing robust rental yields, a stunning second home under the glorious Spanish sun, or a harmonious blend of both, this newly built apartment in Elviria offers an unparalleled opportunity. Everything is impeccably prepared for immediate enjoyment or rental, presenting a truly worry-free acquisition.

Seize This Exceptional Opportunity

We invite you to experience the allure of this magnificent property firsthand. Given its unique combination of prime location, luxurious features, and proven investment potential backed by a valid touristic license, demand is anticipated to be high. Contact Luxury Realty today to arrange a private viewing and take the first step towards acquiring your slice of Mediterranean paradise in Elviria, Marbella. Our expert team is ready to assist you in making this extraordinary property yours.

Details

Reference	R5472451	Property Type	Apartment
Status	Sale	Price	from 634,900 €
Bedrooms	2	Bathrooms	2
Build size	104 m²	Plot Size	23 m²
Terrace	15 m²	Parking places	by request

Features

New development, Pool, Air conditioning, Heating, Private garden, Lift, Parking, Holiday Home, Investment, Resale