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NEW GOLDEN MILE

995,000 €

REFERENCE R5498830

# Exquisite Penthouse Retreat with Lucrative Tourist License on the Prestigious New Golden Mile

| 3 | 2 | 193 m² |
|---|---|---|
| BEDROOMS | BATHROOMS | BUILT |











# Description

Discover an unparalleled living experience within this exquisitely renovated 3-bedroom, 2-bathroom penthouse, perfectly positioned in the highly coveted beachside urbanisation of El Presidente. Nestled on the illustrious New Golden Mile in Southern Spain, this residence epitomises sophisticated Mediterranean living between the glamorous Marbella and charming Estepona. It offers an exceptional blend of luxurious comfort, contemporary design, and an unbeatable location, ideal for discerning individuals seeking both an opulent private sanctuary and a savvy investment opportunity.

Embrace the quintessential Mediterranean lifestyle with three distinct outdoor spaces, each designed for relaxation and enjoyment. The main terrace, a generous 20 m², is ideal for al-fresco dining, bathed in morning and daytime sunshine. Adjacent, a sprawling 60 m² patio offers an expansive area for grander entertaining and serene relaxation, benefiting from abundant daytime and afternoon sun. Crowning this exceptional residence is a magnificent private rooftop solarium, a true sun-drenched sanctuary offering uninterrupted sunshine from sunrise to sunset – the ultimate spot for sunbathing, unwinding, and enjoying panoramic sky views.

Step inside to discover bright, spacious interiors where every detail has been meticulously designed to the highest standards. The living room serves as a contemporary focal point, featuring a stylish TV unit with an integrated electric fireplace, creating an inviting ambiance. The sleek, modern kitchen is a culinary enthusiast's dream, outfitted with top-of-the-line Bosch appliances, combining sophisticated aesthetics with unparalleled practicality. The master suite offers a serene retreat, boasting an impressive custom-designed walk-in wardrobe, while both bathrooms are finished with premium materials and contemporary fixtures, ensuring a spa-like experience.

Comfort is paramount throughout the entire penthouse, which benefits from luxurious underfloor heating and individual air conditioning zones. All climate control is intelligently managed via a cutting-edge Airzone system, guaranteeing perfect, personalised comfort year-round, regardless of the season, ensuring an effortlessly elevated living experience for residents.

For the astute investor, this property presents an exceptional and rare opportunity. It boasts a coveted tourist licence, a significant asset that can be seamlessly transferred to the new owners. This invaluable permit unlocks the potential for lucrative short-term holiday rentals, positioning the penthouse as an incredibly appealing option for generating substantial rental income. Whether envisioned as a cherished personal holiday home or a high-yielding investment vehicle, its flexibility and income potential make this apartment a truly compelling proposition in the competitive luxury rental market.

El Presidente is a distinguished, mature beachside urbanisation, renowned for its impeccable resort-style amenities. Residents enjoy exclusive access to five communal swimming pools, including a heated pool conveniently closest to the apartment, offering rare year-round swimming enjoyment. Meticulously maintained gardens enhance the sense of peace and exclusivity. Just a mere 200 metres stroll away lie the Mediterranean shores, the picturesque promenade, and the renowned Salduna Beach Restaurant. An Aldi supermarket and diverse restaurants are approximately 900 metres away, catering to all culinary preferences.

The strategic location on the New Golden Mile is undoubtedly one of its most compelling attributes. This prestigious stretch of Southern Spain offers tranquil beachside living with immediate access to vibrant hubs, famed for its exquisite properties and world-class amenities. For sports enthusiasts, the CAP Racket Club is a mere 5-minute drive, while both the vibrant energy of Puerto Banús and the authentic charm of Estepona can be reached in approximately 10 minutes by car, placing you at the heart of the Costa del Sol's most desirable destinations, offering an unparalleled lifestyle.

# Details

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|---|---|---|---|
| Reference | R5498830 | Property Type | Penthouse |

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|---|---|---|---|
| Status | Sale | Price | 995,000 € |
| Bedrooms | 3 | Bathrooms | 2 |
| Build size | 193 m² | Plot Size | – |
| Terrace | – | Parking places | by request |

## Features

Pool, Air conditioning, Heating, Private garden, Parking, Beachfront, Holiday Home, Investment, Resale

## Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

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