

THE GOLDEN MILE

650 000 €

■■■■■■■■ R5523826

■■■■■■■■■■■■ ■ The Golden Mile

3	2	102 m²	30 m²
■■■■■■■	■■■■■■	■■■■■■■	■■■■■■■













■■■■■■■■

Elevated duplex with a generous terrace and views over Marbella Bay and La Concha In the sought-after upper part of Marbella's Golden Mile, this well-maintained duplex apartment is spread across the fifth and sixth floors. It combines classic Andalusian architecture, spacious living areas and a large terrace overlooking lush surroundings, Marbella Bay and La Concha. The apartment's well-considered layout is apparent from the entrance hall. There is a guest toilet, while the separate kitchen, with an adjoining utility room, is to the left. On the opposite side, the living room opens up, with space for both a seating area and a dining area. Natural light streams in through the large windows, creating a seamless transition to the terrace. The terrace is the natural focal point of the home. With a pergola, awning and ample space for both a dining set and a lounge area, it provides an inviting setting for morning coffee, long lunches and evenings with the mountain skyline as a backdrop. From here, your gaze follows the lush surroundings down towards Marbella Bay, with La Concha a constant point of interest. An internal staircase leads up to the private sleeping quarters. The main bedroom has an en-suite bathroom, built-in storage and access to a small balcony. There are also two further bedrooms, one of which is currently used as a home office, as well as a second full bathroom. The well-proportioned layout makes the home ideal both as a permanent residence and as a comfortable holiday home. The apartment is in its original condition but has been very well maintained, providing a solid foundation for anyone wishing to preserve its existing character or create a more contemporary home to suit their own taste. The built area is 102.34 m², complemented by a 30.67 m² terrace. A private parking space and storage room are included. The gated community is surrounded by landscaped tropical gardens and has a communal swimming pool. Its location offers convenient access to the Golden Mile's amenities, beaches, ■restaurants, ■Marbella ■centre ■and Puerto ■Banús, ■as ■well ■as ■several well-regarded ■international ■schools. Furniture is ■not ■included in ■the ■sale ■but ■may be negotiated ■separately. ■Air ■conditioning ■is ■not ■installed.

■■■■■■■

■■■■■■■■	R5523826	■■■ ■■■■■■■■	■■■■■■■■■■■■
■■■■■■■	■■■■■■■	■■■■	650 000 €
■■■■■■■■	3	■■■■■■■	2
■■■■■■■■	102 m²	■■■■■■■■	–
■■■■■■■■	30 m²	■■■■■■■■■	■■ ■■■■■■■■

■■■■■■■■■■■■■■■■■

■■■■■■■■, ■■■■ ■■ ■■■■■, ■■■■ ■■ ■■■■■, ■■■■■, ■■■■■■■■ ■■■■, ■■■■■■■■■