



**Property type :** Apartment

**Location :** Nueva Andalucía

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** Communal

**Garden :** Communal

**Orientation :** East

**Views :** garden

**Parking :** Communal parking

**House area :**

66 m<sup>2</sup>

✓ Close to sea

✓ White goods

✓ Airconditioning

**CLOSE TO AMENITIES AND THE BEACH**

Introducing a meticulously appointed apartment in the heart of Puerto Banus, nestled within an exclusive boutique gated community. This prime location offers a seamless connection to the vibrant energy of Puerto Banus, with a leisurely stroll leading you to a plethora of charming cafes, exquisite restaurants, and trendy bars, not to mention the recently unveiled Hard Rock Hotel.

**TASTELY RENOVATED**

This residence has been thoughtfully upgraded, boasting a top-tier fitted kitchen and two completely renovated bathrooms featuring elegant walk-in showers. As you step into the property, you'll be greeted by a generously proportioned living and dining space that seamlessly flows onto an inviting terrace, providing serene views of the lush garden and sparkling pool area. The open-concept kitchen is equipped with an array of premium appliances, complemented by a breakfast bar.

With four bedrooms and two tastefully redone bathrooms, this apartment offers both comfort and style.

Whether you seek a sunny retreat or a lucrative rental investment, this appealing apartment fits the bill, thanks to its unbeatable location. Parking is conveniently provided within the secure confines of the gated community.

Tourist license in place.

**DISCOVER PUERTO BANUS - THE PINNACLE OF LUXURIOUS LIVING!**

Situated at the heart of Puerto Banus, this extraordinary residence benefits from an enviable location within the lively pulse of this internationally renowned destination. Puerto Banus caters to a discerning clientele in pursuit of a lavish lifestyle. The marina is adorned with privately owned super yachts, while the avenues are graced with high-end designer boutiques and opulent sports cars. Immerse yourself in the splendour of the local dining scene, where fine-dining restaurants and upscale bars abound. As night falls, Puerto Banus transforms into an enchanting nightlife hub, with its late-night venues celebrated across Europe. It has also gained fame as a favoured destination for celebratory gatherings. The picturesque beaches of Puerto Banus stretch along both sides of the port, offering scenic promenades. One leads to the charming town of San Pedro, while the other guides you to the lively city of Marbella. Enjoy the thrill of the local casino or catch a film at the seven-screen cinema complex. For a touch of familiarity, El Corte Ingles, an English-style department store, caters to your shopping desires. Experience the lively atmosphere of the annual summer market at Plaza de Antonio Banderas, adding a vibrant touch to the local culture.



