



**Property type :** Apartment

**Location :** Puerto Banús

**Bedrooms :** 2

**Bathrooms :** 2

**Swimming pool :** Communal

**Orientation :** West

**Parking :** 1 underground parking

**House area :** 85 m<sup>2</sup>

✓ Close to sea

✓ Terrace

✓ Gymnasium

✓ Airconditioning

✓ Lift

Cozy and centric apartment located in Marina Banús complex, in the heart of Puerto Banús, within walking distance to the beach and a stroll away from the El Corte Inglés, Marina Banús shopping center, Plaza Antonio Banderas and Puerto Banús Marina. This apartment has a big terrace to enjoy the sun and is prepared to accommodate up to 6 people, with two bedrooms, two bathrooms and a sofa bed in the living room. The complex has a swimming pool, solarium and gym. The apartments has a private underground parking.

This is a prime investment opportunity in the Heart of Puerto Banús. Around 4/5% ROI.

- ✓ Prime Location: Steps away from luxury boutiques, world-class dining, and the famous marina.
- ✓ Strong ROI: Proven rental income with high occupancy rates.
- ✓ Turnkey Investment: fully equipped for immediate returns, but it could benefit from a renovation.

Don't miss this rare opportunity to own a profitable piece of Puerto Banús real estate! Contact us today for more details.



