



## Penthouse in San Pedro de Alcántara

Bedrooms **6** Bathrooms **2** Built **260m2** Terrace **137m2**

**R5032216**

**Penthouse**

**San Pedro de  
Alcántara**

**510.000€**

Strategic Investment in Marbella: Licensed Tourist Penthouse with Rooftop Terrace - constant flow of guests with over 90% occupancy - proven high profitability. Bright Penthouse with Rooftop in the heart of San Pedro de Alcántara, Marbella Exclusive penthouse of 123 m<sup>2</sup> in the heart of San Pedro de Alcántara (Marbella), ideal for those who want a solid investment, profitable and with all the potential in place, or for large families looking for space, comfort and quality of life. Located on a fourth floor without lift, but with an approved project for its installation within 1 to 2 years, which adds even more value for the future. Currently the property is destined for tourist use, being exploited as accommodation by rooms, generating excellent annual profitability through Airbnb and Booking. And the most important thing: it has a valid TOURIST LICENSE !!!! The penthouse offers 6 spacious bedrooms, 2 full bathrooms, plenty of natural light throughout the day and a spectacular Rooftop style terrace, perfect for enjoying the weather, socialising or further enhancing its appeal to guests. Outstanding features: - 6 fully functional bedrooms - 2 full bathrooms - 123 sqm built area - 137 m<sup>2</sup> private rooftop terrace - Fourth floor (without lift) - Incredible sun exposure and ventilation - Active tourist licence - Excellent demonstrable profitability - Privileged location, surrounded by shops, bars, restaurants and all services. An urban gem with style, location and proven profitability, ideal for those looking to invest with vision and immediate results! Contact us for

more information or to arrange a viewing.

Courtesy Bus  
Fiber Optic  
Near Transport  
WiFi

Courtesy Bus  
Fitted Wardrobes  
Private Terrace

Covered Terrace  
Near Church  
Utility Room