



## Ground Floor Apartment in Marbella

Bedrooms

3

Bathrooms

2

Built

133m<sup>2</sup>

Terrace

30m<sup>2</sup>

**R5236963**

**Ground Floor  
Apartment**

**Marbella**

**849.000€**

Apartment located in the prestigious residential complex Marbella House, one of the most sought-after developments in the area thanks to its extensive facilities and impeccable maintenance. It boasts a privileged location next to the beach and the promenade, right in the heart of Marbella. The community offers a unique environment with tropical gardens, a large outdoor swimming pool with lifeguard, 24-hour concierge and security services, as well as a spacious and fully equipped gym, sauna, and paddle tennis courts. Additionally, it features a squash court, adding exceptional value and an exclusive lifestyle to the property. With 163.29 m<sup>2</sup> according to the property registry and a 29.60 m<sup>2</sup> terrace, this home stands out for its spaciousness, natural brightness, and a layout designed for maximum comfort. ? Layout by Floors ?? Ground Floor: • Sunny and spacious terrace • Living-dining room with fireplace • Kitchen • Guest toilet ?? Upper Floor: • Two double bedrooms, each with its own full en-suite bathroom ? Additional Features • 1 multifunctional space, ideal as an office, playroom, home gym, or third bedroom • Duplex-style distribution Includes Garage and Storage Room

24 Hour Reception  
Fitted Wardrobes  
Paddle Tennis  
WiFi

24 Hour Reception  
Lift  
Private Terrace

Covered Terrace  
Near Transport  
Storage Room