



Penthouse in Los Arqueros

Bedrooms	2	Bathrooms	2	Built	130m2	Terrace	175m2
R5407207		Penthouse		Los Arqueros		1.150.000€	

Exquisite Modern 2-Bedroom Duplex Penthouse with Panoramic Views in one of the best communities in prestigious Los Arrayanes Golf, Los Arqueros, Benahavis, Costa Del Sol. Core Dimensions & Layout Total Built Interior Area: 130 m² of beautifully appointed living space. Total Outdoor Space: 175 m² (This impressive size encompasses the expansive main level terrace and the upper-level private roof solarium). Bedrooms: 2 spacious bedrooms with fitted wardrobes. Bathrooms: 2 luxurious bathrooms featuring underfloor heating (U/F/H) and high-end marble finishes. Property Type: Duplex Penthouse. Orientation: South-facing, ensuring optimal natural light and sunshine throughout the day. Private Parking & Storage Garages: 2 private, secure underground parking spaces. Store Room: 1 private storage room, offering valuable extra space for golf clubs, bicycles, beach equipment, or seasonal belongings. Access: Direct lift access from the underground garage straight to the penthouse level. Outdoor & Entertainment Features Main Terrace: A sprawling, private terrace seamlessly connected to the living area, perfect for al fresco dining and indoor-outdoor living. Solarium: A massive rooftop solarium offering 360-degree panoramic views of the Mediterranean Sea, the golf course, the gardens, and the mountains. Jacuzzi: Private jacuzzi setup to enjoy the spectacular elevated views. Interior & Comfort Features Condition: Excellent, turnkey condition. Furnishings: Sold fully furnished with high-quality, contemporary decor. Kitchen: Fully fitted, open-plan kitchen with premium appliances and Silestone

worktops. Climate Control: Comprehensive hot and cold air conditioning, plus underfloor heating in the bathrooms. Flooring: Elegant cream marble flooring throughout. Technology & Security: Fiber optic internet, electric window blinds, video entry phone, and a private alarm system. Five-Star Community Amenities Security: Fully gated complex with 24-hour security personnel. Pools: A beautiful outdoor communal pool set in landscaped gardens, plus a spectacular indoor heated pool for year-round use. Wellness & Spa: On-site ?communal ?sauna ?and ?a ?fully equipped gymnasium. Sports: ?Paddle ?tennis courts available within the ?urbanization. Setting: Prime ?frontline golf ?location, ?while still being conveniently ?close ?to ?town, ?schools, ?and ?local ?amenities.

Fiber Optic
Gym
Marble Flooring
Sauna

Fiber Optic
Jacuzzi
Paddle Tennis
Solarium

Fitted Wardrobes
Lift
Private Terrace
Storage Room