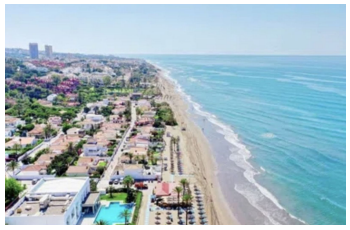
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Ground Floor Apartment in Marbella

Bedrooms	3	Bathrooms	4	Built	210m2	Terrace	10m2

R5264320	Ground Floor Apartment	Marbella	670.000€

EXCLUSIVE BEACHFRONT PROPERTY IN MARBELLA | THREE INDEPENDENT APARTMENTS A magnificent property located in an exclusive, tropical-style private community, just 50 meters from one of Marbella's best beaches. The community features spectacular tropical gardens, streams, fountains, and three communal pools—one of which is a children's pool—in a peaceful and immaculately maintained setting. The property is currently divided into three independent apartments, each with its own entrance: •? ?Main apartment: entryway, kitchen-dining area, living room, spacious bedroom with a sitting area (originally two bedrooms), two bathrooms, and a half-bath. •? ?Second apartment: living room with an open kitchen, one bedroom, and one bathroom. •? ?Third apartment: located on the upper floor, it features a bedroom, a walk-in closet, and a bathroom, connected to the main residence via an interior staircase. One of the great advantages of this property is its versatility: it can remain divided into three separate apartments for use as vacation rentals, or it can be used as a single, spacious home, combining all its spaces to enjoy it as a primary residence or second home. The property has a tourism license and a proven track record of profitability as a vacation rental, making it an excellent investment opportunity. Its layout also allows it to be easily adapted into a spacious family home, with separate areas for guests or family members. Its location is exceptional, just a short walk from the beach and surrounded

by some of the area’s most renowned restaurants and beach bars, such as Las Mimosas, La Plage Casanis, The Beach House, and Perla Blanca. In addition, supermarkets and all amenities are within walking distance; the Santa Clara golf course is 2 km away, downtown Marbella is 5 km away, and the Málaga airport is 35 ?km ?away. A ?unique ?property ?due to its ?location, ?versatility, and potential for profitability. ?Ideal for ?both investors ?and ?those who wish to ?enjoy ?the ?Mediterranean ?lifestyle ?by ?the ?sea.

Covered Terrace	Covered Terrace	Fitted Wardrobes
Marble Flooring	Private Terrace	WiFi