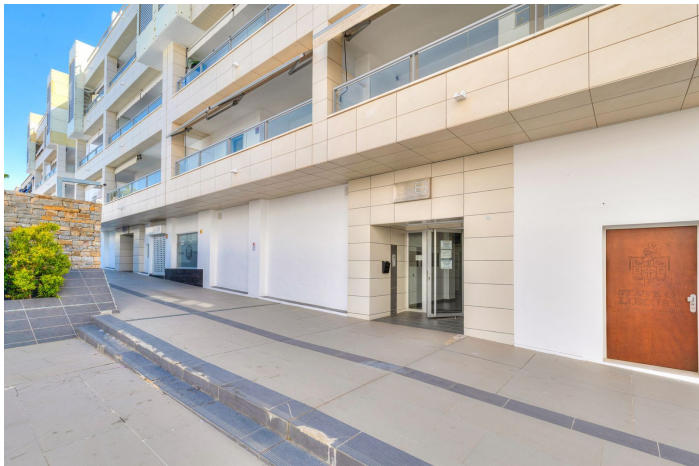




## Penthouse for sale in Marbella, Marbella

**619,000 €**

Reference: R5108869 Bedrooms: 3 Bathrooms: 2 Build Size: 114m<sup>2</sup> Terrace: 65m<sup>2</sup>





## Costa del Sol, Marbella

Located in the well-established and sought-after residential area of San Pedro Alcántara, Marbella, this stylish duplex penthouse is just 700 metres from the beach, within a well-maintained gated community with a communal swimming pool and easy access to all essential amenities: supermarkets, restaurants, green areas, pharmacies, and public transport. The property is in good general condition, fully habitable and ready to move into, offering a smart layout and generous outdoor spaces that make the most of the Mediterranean lifestyle all year round. Main features: 3 bedrooms with built-in wardrobes 2 full bathrooms (one en suite) Bright living-dining area with direct access to a 20m<sup>2</sup> main terrace Contemporary design with a kitchen visually connected to the dining area through a practical sliding glass enclosure Independent laundry area Outdoor areas designed for enjoyment: Staircase from the main terrace leading to a large 65.75m<sup>2</sup> private rooftop solarium Pergola on the upper level, ideal for creating a chill-out zone, outdoor dining area or sunbathing space Communal pool within a quiet and secure development Private underground parking space included in the price Installations and equipment: Central air conditioning with heat pump Electric water heater Well-maintained interior and exterior finishes Low-density community with excellent upkeep An ideal home whether as a primary residence, holiday retreat, or investment property with strong rental potential, in one of the most comfortable and well-connected areas of Marbella. With easy access to the A-7 motorway and just minutes from San Pedro town centre, the beachfront promenade, and the renowned Puerto Banús. The Abbreviated Information Document is at your disposal. Costs: Taxes (ITP or VAT + AJD) + notary and land registry fees. The price does not include VAT.



## Features:

### Features

Covered Terrace  
Near Transport  
Ensuite Bathroom  
Fitted Wardrobes  
Solarium

### Views

Street

### Pool

Communal

### Parking

Underground

### Energy Rating

D

### Orientation

North East

### Setting

Commercial Area  
Beachside  
Urbanisation  
Close To Sea  
Close To Marina

### Kitchen

Fully Fitted

### Utilities

Electricity  
Drinkable Water

### CO2 Emission Rating

D

### Climate Control

Air Conditioning  
Central Heating

### Condition

Good

### Garden

Communal  
Easy Maintenance

### Category

Investment  
Contemporary