



# Middle Floor Apartment for sale in Puerto Banús, Marbella

895,000 €

Reference: R5206354 Bedrooms: 2 Bathrooms: 2 Build Size: 176m<sup>2</sup> Terrace: 12m<sup>2</sup>





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## Costa del Sol, Puerto Banús

This modern and inviting two-bedroom apartment, nestled within the exclusive Las Mimosas complex, offers a truly exceptional living experience.

Ideally located just a short stroll away from the sparkling shores of the Mediterranean, a mere 150 meters to the beach, the property also enjoys easy access to the high-end amenities of Puerto Banús.

The apartment is an oasis of comfort, offering a tranquil retreat in a highly sought-after area, where convenience and luxury meet effortlessly.

As you enter, you are greeted by an open-plan living and dining area that exudes light and space, making it an ideal environment for relaxation or entertaining.

A plush corner sofa invites you to unwind, while large windows flood the room with natural light, enhancing the warm and welcoming atmosphere.

From here, step out onto the private terrace, where you can enjoy alfresco dining or simply bask in the Mediterranean climate, all with the serene backdrop of the lush, tropical communal gardens.

The kitchen is a chef's delight, spacious and fully equipped with ample work surfaces and modern appliances, making it a breeze to prepare meals or entertain guests.

Both bedrooms are generously sized, offering peaceful retreats at the end of the day, with built-in wardrobes providing excellent storage.

For those who enjoy the finer things in life, the communal features are nothing short of luxurious.

The complex offers both indoor and outdoor swimming pools, a sauna, and a Turkish bath, ensuring that you can relax and rejuvenate at your leisure.

Whether you prefer a dip in the pool, a moment of tranquility in the sauna, or a leisurely bath in the Turkish bath, these amenities are designed to enhance your well-being.

This apartment is more than just a place to live; it is a sanctuary that combines contemporary design with the allure of one of the Costa del Sol's most desirable locations.

With every convenience at your fingertips and a serene, idyllic setting, this is a rare opportunity not to be missed.



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Satellite TV  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Gym  
Sauna  
Utility Room  
Jacuzzi  
Fiber Optic

### Views

Garden

### Pool

Communal  
Heated

### Garden

Communal

### Utilities

Drinkable Water

### Orientation

South West

### Setting

Beachside  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Furniture

Optional

### Security

Gated Complex  
24 Hour Security  
Alarm System  
Electric Blinds  
Entry Phone

### Climate Control

Air Conditioning  
U/F/H Bathrooms

### Condition

Good

### Kitchen

Partially Fitted

### Parking

Private