



## Duplex for sale in Marbella, Marbella

6,500,000 €

Reference: R4386187 Bedrooms: 3 Bathrooms: 3 Build Size: 219m<sup>2</sup> Terrace: 48m<sup>2</sup>





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## Costa del Sol, Marbella

Located within the exclusive 5 star resort Puente Romano in the heart of the Golden Mile of Marbella, Gazania 31 is one of the most exceptional properties currently on the market.

An exquisitely styled 3 bedroom property surrounded by the tropical gardens of the Puente Romano's Andalusian Garden, Gazania 31 is a stroll away from sandy beaches and the calm waters of the Mediterranean.

Perfectly proportioned with three en suite bedrooms and a generous main living area. The property has a total built size of 218 m2 and two covered terraces.

Entering the property on the ground floor, the main living area is open plan with generous windows to flood the room with light. Leading effortlessly into the kitchen and dining area, a beautiful combination of contemporary design with the use of natural materials, including high quality appliances from Gaggenau and Miele.

Taking the flight of stairs up to the first floor, you can find another two spacious bedrooms, including the master suite. This bedroom has large wardrobes for storage and an en suite bathroom with walk-in shower and bathtub. Enjoy views to the Mediterranean as you soak in the bath.

An additional well-appointed bedroom on this first floor also has an en suite bathroom and views out to the gardens of the Puente Romano.

You can find the third double bedroom on the ground floor, positioned to have privacy from the main living area, enjoying views of the retreat style gardens.

Decorated with a neutral palette and luxurious fabrics to create a cosy and calm haven, this bedroom has their own en suite bathroom with walk- in shower and top-of-the-range fixtures and fittings to create a practical and functional space.

The Puente Romano resort is located on Marbella's famous Golden Mile. With a village style layout and boutique feeling, it is a sought- after beachfront haven. It houses a small hotel, plethora of high-class dining and several private and prized villas. The select community is set within lush tropical gardens with plenty of Andalusian charm and character.

The boutique resort is home to several incredible restaurants, bars and Puente Romano's famous Tennis Club, that hosts world-class tournaments and social events.

Completion Q4 - 2022



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Gym  
Paddle Tennis  
Tennis Court  
Barbeque  
Restaurant On Site  
Fiber Optic

### Views

Garden  
Pool

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
Drinkable Water  
Telephone  
Gas

### Orientation

South

### Setting

Urbanisation  
Beachfront  
Town  
Port

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Alarm System

### Category

Holiday Homes  
Investment  
Beachfront  
Luxury

### Climate Control

Air Conditioning  
Central Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Garage  
More Than One