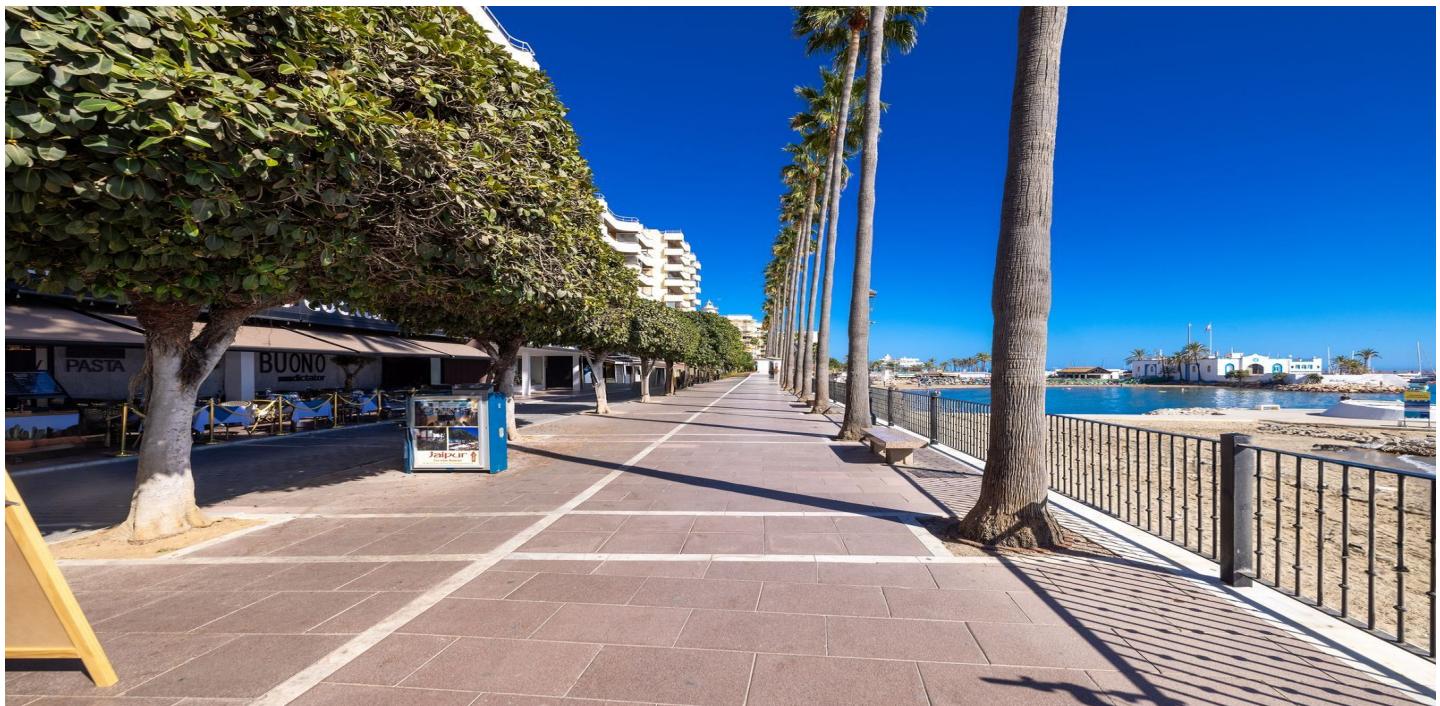




# Middle Floor Apartment for sale in Marbella, Marbella Central

**515 000 €**Référence: R5250493 Chambres: 1 Bain: 1 Construite: 60m<sup>2</sup> Terrasse: 12m<sup>2</sup>





## Costa del Sol, Marbella

Discover a unique investment opportunity in the heart of Marbella, in the prestigious Fontanilla area, one of the city's most sought-after locations. This charming apartment, set right on the beachfront promenade, boasts an unbeatable location with stunning front-line sea views and direct access to Marbella's iconic promenade. With a built area of 60 m<sup>2</sup>, the property offers a bright south-facing living room, offering abundant natural light and uninterrupted views of the Mediterranean, a terrace, a fully equipped kitchen, one bedroom and one bathroom. In addition, it has a parking space in the same building, a detail that adds extra value and a convenience that is difficult to match in this highly sought-after area. There is also a communal swimming pool. The apartment already holds a tourist rental license, making it an excellent option for investors seeking high profitability through holiday rentals. While it is ready to move into, it also represents a fantastic opportunity for renovation, allowing you to customize the space and enhance its value and appeal, either as a personal residence or for rental purposes. The apartment has earned a 4.76/5 Airbnb rating from 90+ guests, praised for its amazing location (5/5) by every single guest – reflecting its strong rental demand. Just a short walk away lies Marbella's charming Old Town, famous for its narrow Andalusian streets, and the Parque de la Alameda, a green oasis perfect for relaxation. The Venus and La Fontanilla beaches are literally a stone's throw away, providing the perfect setting to enjoy the sun, the sea, and the essence of Marbella lifestyle. Key Features:

- Beachfront location with direct access to the promenade
- Stunning open sea views
- South-facing with abundant natural light
- Tourist rental license – strong rental performance
- Elevator, communal pool and private parking included
- Steps to cafés, restaurants and Marbella Old Town

## Spécification:

Caractéristiques	Orientation	Climatisation
Ascenseur	Sud	Climatisation
Double vitrage		
<b>Vues</b>	<b>Paramètre</b>	<b>Condition</b>
Mer	Zone commerciale	Bien
Port	En bord de mer	
	Près de la mer	
	Proche des magasins	
	En bord de mer	
	Ville	
	Port	
	Complexe de plage de première ligne	
<b>Piscine</b>	<b>Meubles</b>	<b>Cuisine</b>
Communautaire	Entièrement meublé	Entièrement équipé
<b>Jardin</b>	<b>Sécurité</b>	<b>Parking</b>
Communautaire	Stores électriques	Souterrain
<b>Catégorie</b>		
Marchander		
En bord de mer		