



## Middle Floor Apartment for sale in Puerto Banús, Marbella

410,000 €

Reference: R5249335   Bedrooms: 2   Bathrooms: 2   Build Size: 84m<sup>2</sup>   Terrace: 18m<sup>2</sup>





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## Costa del Sol, Puerto Banús

New to the market, ready to move into 2 bed / 2 bath west facing middle floor apartment in La Dama de Noche 2 minute drive to Puerto Banús (10 minute walk) and 7 minute drive to Marbella Centre Fantastic views watching the sun set below the mountains every evening Sold with rental license €€€ Inside a 24h gated community with 2 large swimming pools + spacious gardens + on-site restaurant + 6 paddel tennis courts Quality apartment with spacious covered terrace with outdoor dining table The master bedroom has an en-suite bathroom with bathtub, both bedrooms have spacious fitted wardrobes Fully fitted kitchen with separate utility terrace Marble floors throughout, air conditioning (cold/hot) with pre-installed automatic timer Mercadona supermarket only a 2 minute drive away (10 minute walk) A private underground parking space is included in the price Walking distance to everything, ready to move into tomorrow



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Satellite TV  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
24 Hour Reception  
Fitted Wardrobes  
WiFi  
Paddle Tennis  
Tennis Court  
Utility Room  
Restaurant On Site  
Near Mosque  
Near Church  
Fiber Optic  
Access for people with reduced mobility

### Views

Mountain  
Garden  
Urban  
Street

### Pool

Communal  
Private  
Children`s Pool

### Garden

Communal  
Private  
Landscaped

### Orientation

West

### Setting

Commercial Area  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Suburban  
Port  
Marina  
Close To Marina

### Furniture

Optional

### Security

Gated Complex  
24 Hour Security  
Electric Blinds  
Entry Phone

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Private  
Covered  
Street  
Communal



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**Utilities**

Electricity

Drinkable Water

**Category**

Reduced

Holiday Homes

Investment

Bargain

Cheap

Golf

Resale

With Planning Permission