



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

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





## 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 sunset 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 paddle 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

**Orientation**  
 West

**Climate Control**  
 Air Conditioning  
 Cold A/C  
 Hot A/C

**Views**  
 Mountain  
 Garden  
 Urban  
 Street

**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

**Condition**  
 Excellent

**Pool**  
 Communal  
 Private  
 Children's Pool

**Furniture**  
 Optional

**Kitchen**  
 Fully Fitted

**Garden**  
 Communal  
 Private  
 Landscaped

**Security**  
 Gated Complex  
 24 Hour Security  
 Electric Blinds  
 Entry Phone

**Parking**  
 Underground  
 Garage  
 Private  
 Covered  
 Street  
 Communal



**Utilities**

Electricity

Drinkable Water

**Category**

Reduced

Holiday Homes

Investment

Bargain

Cheap

Golf

Resale

With Planning Permission