

# BROMLEY ESTATES

*Marbella*



## PENTHOUSE 3 BEDROOMS 2 BATHROOMS IN CASARES PLAYA

📍 Casares Playa

REF# R5146048 €399,000

BEDS

3

BATHS

2

BUILT

101 m<sup>2</sup>

TERRACE

50 m<sup>2</sup>

Stunning Sea View Penthouse – Just 300m from the Beach

Discover this exceptional 3-bedroom, 2-bathroom penthouse located only a short 5-minute walk (300m) from the golden sandy beaches of Sabinillas. With bright interiors and a fantastic south-facing terrace, this home offers the perfect combination of comfort, style, and coastal living.

Used only as a holiday home, this apartment is in good condition and ready to move in to. The welcoming entrance hall leads to a fully fitted kitchen with charming golf views and a practical utility room. The living room/ dining room opens onto the large uncovered terrace, overlooking the swimming pools, gardens and the Mediterranean coast. The master bedroom, complete with en-suite bathroom, also has direct access to the terrace. Two additional bedrooms share a full family bathroom and all bedrooms are separated from the living area by a corridor, ensuring peace and quiet for family or guests.

The gated community offers outstanding facilities, including two swimming pools (one for children), a paddle court, landscaped gardens and is also located near a small children's water-play park – ideal for families.

+34 952 939 460 · [info@bromleyestatesmarbella.com](mailto:info@bromleyestatesmarbella.com) Urbanizacion El Rosario, CN340, Km 188, Marbella, Malaga 29603

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The vibrant town centre of Sabinillas has all you need: plenty of shops, restaurants, all amenities, all just a short stroll away.

Perfect as a holiday home, permanent residence, or rental investment, this property provides excellent security and convenience with “lock-up-and-leave” practicality.

Please note, long term rentals are allowed in this urbanisation but short term rentals are not, creating a peaceful environment for all the residents.

Additional highlights:

2 underground parking spaces + 2 storage rooms included in the price

A/C hot and cold throughout

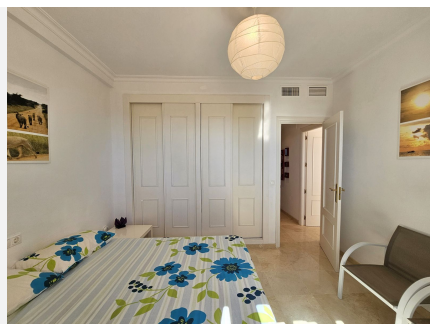
Shutters on all doors and windows

Awnings on the terrace

Sold fully furnished, key ready

Low running costs: Community fees €200/month, IBI & rubbish €661/year

This penthouse represents an unbeatable opportunity for buyers seeking a sun-soaked lifestyle or a smart investment by the Mediterranean.



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