

# BROMLEY ESTATES

*Marbella*



## PENTHOUSE 3 BEDROOMS 2 BATHROOMS IN SAN PEDRO DE ALCANTARA

📍 San Pedro de Alcántara

REF# R5209384 €2,495,000

BEDS

3

BATHS

2

BUILT

163 m<sup>2</sup>

Penthouse Horizon is a sophisticated three-bedroom, two-bathroom duplex penthouse for sale in the exclusive Castiglione urbanization in San Pedro de Alcántara.

This outstanding residence has been designed to harmonize modern aesthetics with functionality. Originally constructed in 1985 and fully renovated in 2019, the property combines timeless quality with a clean, Scandinavian-inspired design. The penthouse offers 163 square meters of interior living space and two expansive terraces that invite panoramic views of the Mediterranean Sea, mountain landscape, and community pool, creating a calm and elegant environment ideal for coastal living.

The home's interior is defined by light, flow, and precision. The layout has been carefully arranged to provide a sense of openness while maintaining privacy between the living areas and bedrooms. At the core of the property lies a Poggenpohl open-plan kitchen fitted with NEFF appliances, creating a space where design meets practicality. The kitchen extends into a spacious living and dining area that opens directly to

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the south-facing terrace, a perfect setting for outdoor dining and entertaining, complete with a built-in BBQ station. The west-facing terrace, accessible from both the master bedroom and the living room, offers an inviting lounge space where residents can enjoy the tranquil Mediterranean evenings and spectacular sunset views.

Every element of Penthouse Horizon reflects quality and contemporary craftsmanship. The residence features underfloor heating throughout, providing comfort in all seasons, and an integrated Bang & Olufsen sound system that enhances the living experience with high-end acoustics. The attention to modern convenience continues with electric blinds in each room and access to two communal swimming pools within the gated community, offering residents both security and leisure. The development also benefits from well-maintained gardens and extensive communal parking, ensuring practicality for everyday living.

Positioned along Avenida de las Petunias, one of the most desirable areas in San Pedro, the property enjoys an exceptional location only 25 meters from the beach promenade. This proximity to the sea allows easy access to Playa San Pedro de Alcántara, known for its wide sandy stretch and calm waters, ideal for swimming and family activities. The surrounding area offers a lively yet relaxed atmosphere, lined with palm trees, cycling paths, and beachside dining venues such as Macao Beach Club, Nuevo Reino, and El Ancla Restaurant, all known for their vibrant Mediterranean cuisine and sea views.

The neighborhood is valued for its accessibility and safety, offering a sense of community without compromising proximity to urban amenities. Centro Comercial La Colonia is just minutes away, providing a variety of shops, grocery outlets, and cafés. Fitness enthusiasts can visit NAC gym and i/O club, while Centro Paddle Nueva Alcántara caters to tennis and paddle lovers. Guadalmina Golf Club, one of the region's premier golf courses, is also nearby, making the location ideal for sports-oriented lifestyles.

Education is another key strength of this area. Families have access to several reputable schools, including Calpe School, Laude International College, and San Pedro International College, all offering quality bilingual and international curriculums. The area is well-connected by public transport, with regular bus services running to Puerto Banús, Estepona, and central San Pedro. For drivers, the A-7 motorway is easily accessible, linking the town to the entire Costa del Sol corridor.

This remarkable home, located steps from the beach in one of the most desirable areas of San Pedro, represents a rare opportunity to acquire a residence that truly defines contemporary coastal living.

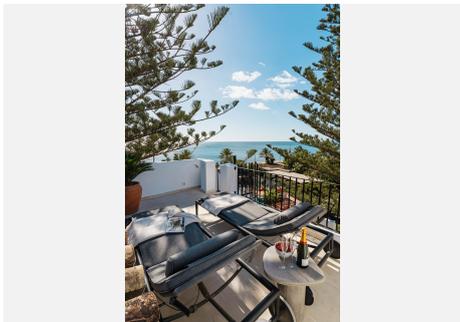
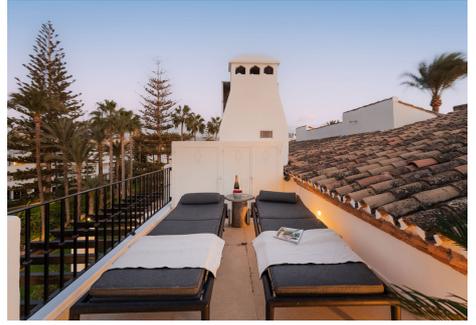
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