

# BROMLEY ESTATES

*Marbella*



## MIDDLE FLOOR APARTMENT 2 BEDROOMS 2 BATHROOMS IN PUERTO BANÚS

📍 Puerto Banús

REF# R5299858 €800,000

BEDS

2

BATHS

2

BUILT

114 m<sup>2</sup>

TERRACE

14 m<sup>2</sup>

A stunning two-bedroom, two-bathroom apartment located within one of Puerto Banús' most sought-after beachfront complexes, Club Playas del Duque. The property is bright and generously proportioned, offering spacious living areas and comfortable bedrooms, all flowing seamlessly onto a private terrace with pleasant views towards the landscaped gardens.

The layout also offers excellent potential: if desired, a third bedroom and bathroom could be created by reconfiguring the kitchen and laundry area, while opening the kitchen into the living space to create a modern open-plan design.

Residents enjoy an exceptional level of amenities, including 24-hour concierge and security services, three swimming pools, and two private restaurants set within the beautifully maintained gardens, exclusively for residents. The complex boasts direct access through over 40,000 m<sup>2</sup> of private landscaped gardens leading straight onto the beach and promenade. Widely regarded as one of the finest, if not the finest, private

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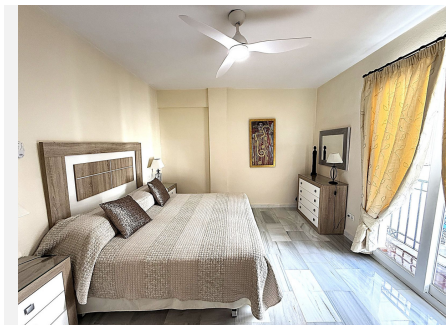
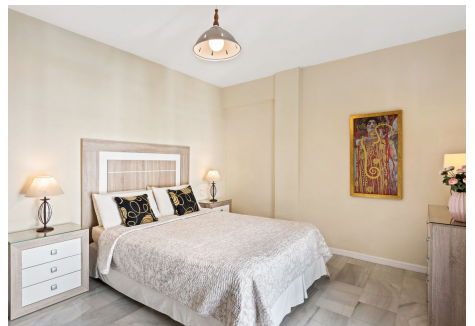
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beachfront complexes in Puerto Banús.

Everyday convenience is unmatched, with a gym, pharmacy, cafés, restaurants, and a supermarket all located within the same block.

The property includes a private garage space, and the furniture is negotiable.

An outstanding opportunity to acquire a superb apartment in one of Marbella's most desirable locations, ideal as a full-time residence, a luxurious holiday home, or a high-performing investment with excellent rental potential.



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