

# BROMLEY ESTATES

*Marbella*



## PENTHOUSE DUPLEX 2 BEDROOMS 3 BATHROOMS IN MARBESA

📍 Marbesa

REF# R5394928 €589,000

BEDS

2

BATHS

3

BUILT

76 m<sup>2</sup>

TERRACE

20 m<sup>2</sup>

Duplex penthouse facing the Mediterranean, just 100 meters from the sea, in the iconic Puerto Azul building. An exclusive and hard-to-find property, designed for a client who values open views, privacy, and a truly privileged location.

The property offers 76.45 m<sup>2</sup> of interior space, seamlessly integrated with an elegant 20.45 m<sup>2</sup> private terrace, conceived as a true sea-view lookout point. An ideal space to enjoy sunrises, al fresco dining, and a constant connection with the surroundings. The southeast orientation ensures exceptional natural light throughout the day.

The building stands out for its level of services and its connection to the sea, a highly valued and distinctive feature:

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Concierge service

Communal swimming pool with changing rooms

Lounge area by the pool for private meetings or events

Direct access from the pool area to the street, from where the sea is approximately 100 meters away on foot

Location surrounded by all amenities: supermarkets, restaurants, medical centers, transport, and leisure areas

The property includes a parking space, providing comfort and functionality.

Layout

Main floor

Entrance hall with coat closet

Guest toilet

Spacious living-dining area with integrated modern kitchen and abundant natural light

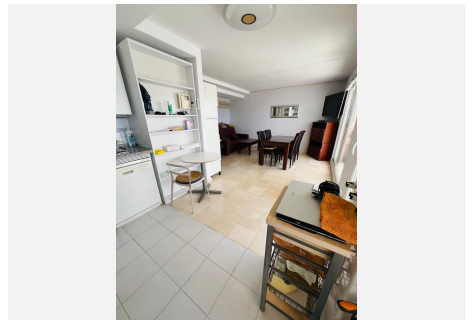
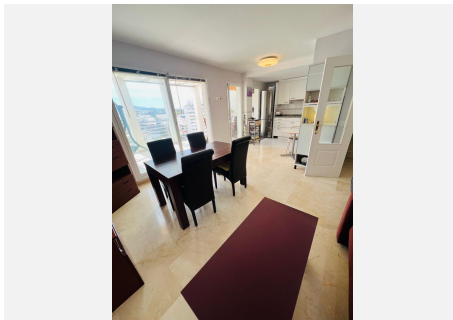
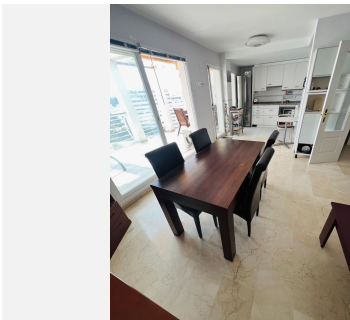
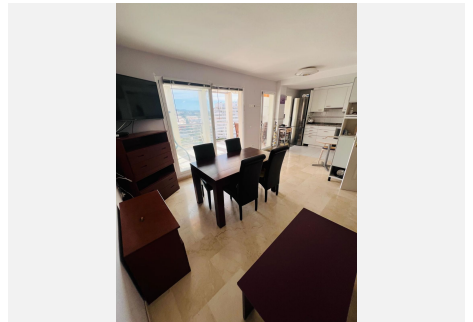
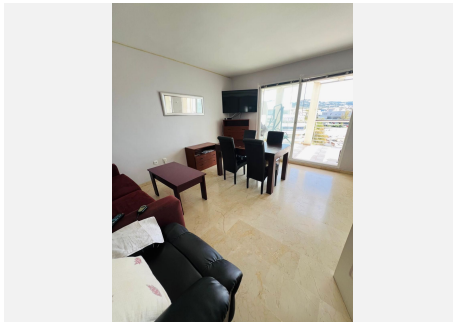
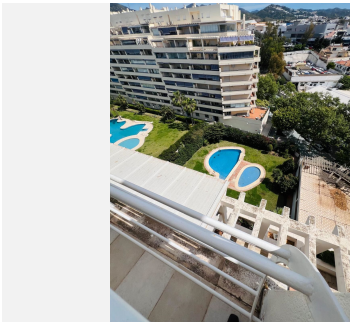
Direct access to the terrace with frontal sea views

Upper floor

Master bedroom en suite, designed as a private and relaxing space

Second bedroom with its own bathroom, ideal for guests or family

A property that goes beyond traditional living: a space where the sea becomes part of everyday life, with access from the residential complex and all services within reach. Ideal as a primary residence, second home, or premium investment on the Costa del Sol.



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