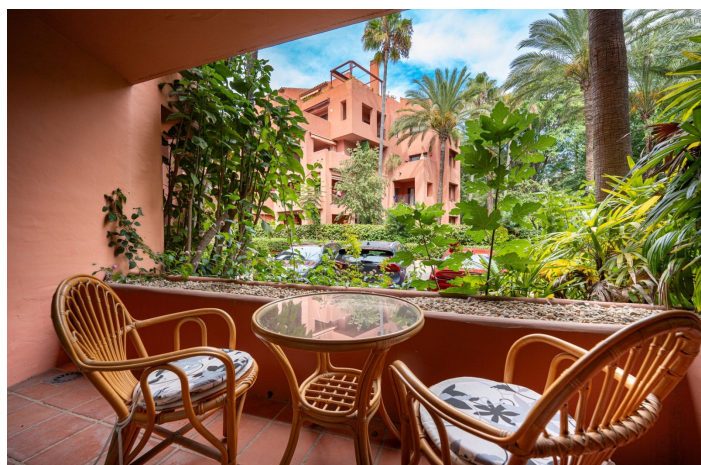




## Apartament na parterze na sprzedaż w El Rosario, Marbella

529500 €

Odniesienie: C33434 Sypialnie: 3 Łazienki: 2 Rozmiar działki: 167m<sup>2</sup> Buduj rozmiar: 155m<sup>2</sup> Taras: 12m<sup>2</sup>







## Costa del Sol, El Rosario

Tucked just 50 meters from the golden sands of the Mediterranean, this refined ground-floor apartment in the coveted Alicante Playa community offers an exceptional opportunity to embrace the very best of coastal living in Marbella's exclusive El Rosario enclave. Situated within one of the area's most prestigious gated developments, the residence combines serene beachfront access with stylish, contemporary comforts, all set against the backdrop of meticulously maintained communal gardens and a tranquil poolside ambiance. Encompassing a generous 155 square meters of carefully designed interior space, the apartment offers three well-appointed bedrooms and two elegantly finished bathrooms. The master suite is particularly noteworthy, boasting its own en-suite bathroom and direct access to the private terrace. Both bathrooms benefit from the added luxury of underfloor heating, ensuring year-round comfort. The heart of the home features a fully equipped kitchen fitted with modern appliances and sleek cabinetry, alongside a practical, separate utility room that enhances everyday functionality and storage. The open-plan living and dining area flows effortlessly toward a 12 square meter terrace, facing south to southwest, which welcomes abundant natural light throughout the day. Partially covered for shade and privacy, this outdoor space is ideal for al fresco dining, morning coffee, or evening relaxation. From the terrace, one steps directly into the lush communal gardens, where swaying palms and flowering plants frame the crystal-clear communal swimming pool, providing a peaceful retreat just outside your door. Every detail of the apartment has been thoughtfully considered to deliver a blend of elegance and practicality. From the polished marble flooring underfoot to the built-in wardrobes in each bedroom, the finishes speak to understated luxury. Climate control is assured with integrated air conditioning, and the property is wired with fibre optic internet to support modern digital lifestyles. Sold fully furnished—with the exception of a few personal touches—the apartment is move-in ready, simplifying the transition for either a homeowner or investor. Security and service are paramount within Alicante Playa, with round-the-clock concierge and security staff providing peace of mind and a welcoming, well-managed environment. Residents enjoy direct access to the beach via private walkways and are just minutes from popular coastal dining spots such as Oyana Beach and Los Sardinales. Additionally, the area is rich in amenities, including several renowned golf courses, boutique shops, and essential services, all within close reach. Whether you envision it as a primary residence, an elegant holiday getaway, or a high-yield rental investment, this impeccably maintained apartment offers an enviable lifestyle defined by sun, sea, and sophisticated simplicity on the Costa del Sol.

The description of the property has been prepared in good faith, but its accuracy is not guaranteed and may be subject to errors, omissions or changes. The description is not part of an offer or contract. The owner can change the price or remove the property from the market at any time. It quoted price does not include costs. For resale, buyers bear notary and registry fees plus 7% transfer tax (ITP) on the sale price or the reference value, whichever is higher. For new buildings, there is 10% VAT (IVA) and 1.2% document fee (AJD)



## Funkcje:

### Opis Lokalu

Zadaszony taras  
Wyciąg  
Blisko transportu  
Prywatny taras  
Marmurowe podłogi  
Podwójne szyby  
Garderoby  
Pomieszczenie gospodarcze  
Światłowod

### Widok

Ogród  
Basen

### Basen

wspólny basen

### Bezpieczeństwo

Kompleks ogrodzony  
24 godzinna ochrona

### Orientacja

Południowy zachód

### Okolica

Na plaży  
Blisko morza  
Blisko sklepy  
W pobliżu szkół

### Meble

W pełni umeblowane

### Parking

Gminny parking

### Chłodzenie/ogrzewanie

Klimatyzacja  
U / F / H łazienki

### Stan

Stan doskonały

### Ogród

wspólny ogród

### Kategoria

Luksusowy