

**Sales - Apartment - Puerto Banús**  
**1.575.000€**

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**Ref.-ID: R4504273**

**Puerto Banús**

**Apartment**

**Community: 3,600 EUR / year**

**IBI: 1,707 EUR / year**



**2**



**2**



**124 m2**

This second-floor flat is a beachfront gem located within the La Herradura building. Positioned to face south to east, it offers direct, unobstructed vistas of the beach and the sea, with Puerto Banús just a short stroll away. The interior comprises a comfortable living and dining area, a well-equipped kitchen, a generously sized master bedroom with an en-suite bathroom, and an additional guest bedroom and bathroom. A highlight of the property is its covered terrace, seamlessly connected to the living space through glass curtains. The flat also includes a garage, as well as a storage room that can double as a bedroom, complete with an adjoining bathroom and natural light source. Residents have access to a communal pool and beautifully landscaped gardens, with the added convenience of direct beach access.

**Setting**

- ✓ Beachfront
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Town

**Kitchen**

- ✓ Fully Fitted

**Orientation**

- ✓ South East

**Garden**

- ✓ Communal

**Pool**

- ✓ Communal

**Parking**

- ✓ Communal

**Climate Control**

- ✓ Air Conditioning

**Category**

- ✓ Beachfront
- ✓ Luxury

**Views**

- ✓ Sea

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Storage Room
- ✓ Marble Flooring