



**Ref.-ID: R4779076**

**Marbella**

**Apartment**

**IBI: 670 EUR / year**



**2**



**2**



**91 m2**

Welcome to this charming duplex located in Carib Playa, Marbella! With a surface area of ninety-one square meters and ninety-nine square decimeters, this home offers a comfortable and well-distributed space to enjoy coastal living. On the upper floor, you will find a welcoming entrance hall leading to a spacious living-dining room, perfect for relaxing or entertaining guests. The modern, well-equipped kitchen is ready to meet your culinary needs. From the upper floor, there is access to a terrace, ideal for enjoying the outdoors and the views. This floor also features an elegant staircase leading to the lower floor. On the lower floor, this duplex offers two bright bedrooms, each with its own private terrace, providing an intimate space for rest. Additionally, there is a full bathroom and an additional guest toilet, as well as a hallway connecting all the rooms on this floor. Located just a 3-minute walk from the beach, this duplex is perfect for those looking for a home near the sea. Don't miss the opportunity to live in this gem of Carib Playa! The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses For more information and to schedule a visit, please do not hesitate to contact us. ERE

**Orientation**  
✓ South West

**Condition**  
✓ Good

**Pool**  
✓ Communal

**Climate Control**  
✓ Central Heating

**Features**  
✓ Lift  
✓ Wood Flooring

**Furniture**  
✓ Not Furnished