

**Sales - Apartment - Elviria**  
**318.950€**

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**Ref.-ID: R4831600**

**Elviria**

**Apartment**

**Community: 2,280 EUR / year**

**IBI: 495 EUR / year**



**2**



**2**



**166 m2**

Stunning Elevated Ground Floor Apartment in La Mairena, Marbella. Discover the essence of luxury living in this bright and spacious elevated ground floor apartment. Boasting two exquisite terraces, one covered with breathtaking garden and mountain views, and a larger one perfect for entertaining or sunbathing on warm summer days, this home is designed for both relaxation and socialising. Key Features: Spacious Bedrooms: Two large bedrooms with ample built-in wardrobes and en-suite bathrooms. Fully Equipped Kitchen: A generously sized kitchen with a separate pantry and laundry area. Convenient Parking: Underground parking with plenty of space, a storage room, and a lift directly to your floor. Community Amenities: Swimming Pools: Multiple pools, including a heated one. Beautiful Gardens: Lush, well-maintained gardens with mature trees, palm trees, and subtropical plants. Clubhouse Restaurant: Enjoy high-end food and drinks, along with themed event nights. Prime Location: La Mairena: Home to the renowned Hofsass German Tennis Academy and two popular international schools, ideal for families. Kudu Bar: A modern bar with a terrace offering stunning coastal views, perfect for a relaxing drink or a meal from the tempting menu. El Soto de Marbella: Features a nine-hole golf course, gym, sauna, spa, tennis courts, paddle tennis, petanque, and a children's play area. Nearby Attractions: Elviria: Just a few minutes' drive to the best beach in Marbella, a variety of restaurants, bars, and beach clubs, including the world-famous Nikki Beach. La Cala Golf Complex: The largest in Spain, with three full-length courses, a six-hole course, and a David Leadbetter academy and driving range. This apartment offers a perfect blend of luxury, convenience, and entertainment, making it an ideal choice for families and individuals alike. Don't miss the opportunity to make this stunning property your new home! The property has a first occupancy license and the community permits holiday rentals. Indoor Built Area (including terraces): 166m<sup>2</sup> Underground Parking Space Area: 40m<sup>2</sup> Storage Room Area: 10m<sup>2</sup>

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|---|---|---|---|---|---|
| <b>Setting</b> <ul style="list-style-type: none"> <li>✓ Suburban</li> <li>✓ Close To Golf</li> <li>✓ Close To Schools</li> <li>✓ Urbanisation</li> </ul>  | <b>Orientation</b> <ul style="list-style-type: none"> <li>✓ North East</li> <li>✓ East</li> <li>✓ West</li> </ul>   | <b>Condition</b> <ul style="list-style-type: none"> <li>✓ Excellent</li> </ul>  | <b>Pool</b> <ul style="list-style-type: none"> <li>✓ Communal</li> <li>✓ Heated</li> <li>✓ Children`s Pool</li> </ul> | <b>Climate Control</b> <ul style="list-style-type: none"> <li>✓ Air Conditioning</li> <li>✓ Hot A/C</li> <li>✓ Cold A/C</li> <li>✓ Central Heating</li> </ul> | <b>Views</b> <ul style="list-style-type: none"> <li>✓ Mountain</li> <li>✓ Garden</li> </ul>                         |
| <b>Features</b> <ul style="list-style-type: none"> <li>✓ Covered Terrace</li> <li>✓ Lift</li> <li>✓ Fitted Wardrobes</li> <li>✓ Private Terrace</li> <li>✓ Satellite TV</li> <li>✓ WiFi</li> <li>✓ Gym</li> <li>✓ Sauna</li> <li>✓ Paddle Tennis</li> <li>✓ Tennis Court</li> <li>✓ Storage Room</li> <li>✓ Utility Room</li> <li>✓ Ensuite Bathroom</li> <li>✓ Marble Flooring</li> <li>✓ Jacuzzi</li> <li>✓ Bar</li> <li>✓ Barbeque</li> <li>✓ Double Glazing</li> <li>✓ Restaurant On Site</li> <li>✓ Fiber Optic</li> </ul> | <b>Furniture</b> <ul style="list-style-type: none"> <li>✓ Part Furnished</li> </ul>   | <b>Kitchen</b> <ul style="list-style-type: none"> <li>✓ Fully Fitted</li> </ul> | <b>Garden</b> <ul style="list-style-type: none"> <li>✓ Communal</li> </ul>  | <b>Security</b> <ul style="list-style-type: none"> <li>✓ Gated Complex</li> <li>✓ Electric Blinds</li> <li>✓ Entry Phone</li> <li>✓ Alarm System</li> </ul>   | <b>Parking</b> <ul style="list-style-type: none"> <li>✓ Underground</li> <li>✓ Garage</li> <li>✓ Covered</li> </ul> |
| <b>Utilities</b> <ul style="list-style-type: none"> <li>✓ Electricity</li> <li>✓ Drinkable Water</li> <li>✓ Telephone</li> </ul>  | <b>Category</b> <ul style="list-style-type: none"> <li>✓ Golf</li> <li>✓ Holiday Homes</li> <li>✓ Investment</li> <li>✓ Luxury</li> <li>✓ Resale</li> </ul> |   |   |   |   |