



# Ground Floor Apartment in Puerto Banús

Price € 2,950,000

|            |                    |
|------------|--------------------|
| Bedrooms   | 2                  |
| Bathrooms  | 2.5                |
| Build Size | 359 m <sup>2</sup> |
| Terrace    | 98 m <sup>2</sup>  |
| Plot Size  | 634 m <sup>2</sup> |

## SETTING

- ✓ Beachfront
- ✓ Close To Port

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Air Conditioning

## VIEWS

- ✓ Garden

## FEATURES

- ✓ Covered Terrace
- ✓ Private Terrace
- ✓ Utility Room
- ✓ Lift
- ✓ Gym
- ✓ Marble Flooring
- ✓ Fitted Wardrobes
- ✓ Sauna
- ✓ Double Glazing

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex
- ✓ 24 Hour Security

## PARKING

- ✓ More Than One
- ✓ Private

## CATEGORY

- ✓ Beachfront
- ✓ Luxury

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This spectacular ground floor apartment is located in the prestigious Casa Nova residential complex, with only 15 units, in Puerto Banús, Marbella. This luxury property boasts a privileged beachfront location and offers a constructed area of 358 m<sup>2</sup> as well as spacious interiors plus a private garden of 177 m<sup>2</sup>. It features two large living rooms, two large bedrooms, two fully fitted en-suite bathrooms, a guest toilet, and a staff room with a shower.

Outstanding features include direct access to the beach and exclusive communal areas such as the communal pool and garden. The property is in excellent condition and is part of a gated community with 24-hour security and video surveillance.

Luxurious features include air conditioning, marble floors, fitted wardrobes, a dressing room, double glazing, and an elevator. The communal areas offer first-class facilities such as a gym, sauna, and spa, ensuring an exclusive living experience with a focus on wellness.

The property includes two private parking spaces and a large storage room. Due to its location, quality, and amenities, this is a unique opportunity for those seeking to live in a luxurious, secure environment just steps from the marina and all the amenities of Puerto Banús.

[View Property Online](#)

# GALLERY







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