



# Penthouse in Los Arqueros

Price € 1,150,000

Bedrooms	2
Bathrooms	2
Build Size	130 m <sup>2</sup>
Terrace	175 m <sup>2</sup>
Plot Size	305 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Urbanisation

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal
- ✓ Indoor
- ✓ Heated

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ U/F/H Bathrooms

## VIEWS

- ✓ Sea
- ✓ Mountain
- ✓ Golf
- ✓ Panoramic
- ✓ Garden

## FEATURES

- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Solarium
- ✓ Gym
- ✓ Sauna
- ✓ Paddle Tennis
- ✓ Storage Room
- ✓ Marble Flooring
- ✓ Jacuzzi
- ✓ Fiber Optic

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security

## **PARKING**

- ✓ Underground
- ✓ More Than One

## **CATEGORY**

- ✓ Golf
  - ✓ Luxury
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Exquisite Modern 2-Bedroom Duplex Penthouse with Panoramic Views in one of the best communities in prestigious Los Arrayanes Golf, Los Arqueros, Benahavis, Costa Del Sol.

### Core Dimensions & Layout

Total Built Interior Area: 130 m<sup>2</sup> of beautifully appointed living space.

Total Outdoor Space: 175 m<sup>2</sup> (This impressive size encompasses the expansive main level terrace and the upper-level private roof solarium).

Bedrooms: 2 spacious bedrooms with fitted wardrobes.

Bathrooms: 2 luxurious bathrooms featuring underfloor heating (U/F/H) and high-end marble finishes.

Property Type: Duplex Penthouse.

Orientation: South-facing, ensuring optimal natural light and sunshine throughout the day.

### Private Parking & Storage

Garages: 2 private, secure underground parking spaces.

Store Room: 1 private storage room, offering valuable extra space for golf clubs, bicycles, beach equipment, or seasonal belongings.

Access: Direct lift access from the underground garage straight to the penthouse level.

### Outdoor & Entertainment Features

Main Terrace: A sprawling, private terrace seamlessly connected to the living area, perfect for al fresco dining and indoor-outdoor living.

Solarium: A massive rooftop solarium offering 360-degree panoramic views of the Mediterranean Sea, the golf course, the gardens, and the mountains.

Jacuzzi: Private jacuzzi setup to enjoy the spectacular elevated views.

### Interior & Comfort Features

Condition: Excellent, turnkey condition.

Furnishings: Sold fully furnished with high-quality, contemporary decor.

Kitchen: Fully fitted, open-plan kitchen with premium appliances and Silestone worktops.

Climate Control: Comprehensive hot and cold air conditioning, plus underfloor heating in the bathrooms.

Flooring: Elegant cream marble flooring throughout.

Technology & Security: Fiber optic internet, electric window blinds, video entry phone, and a private alarm system.

### Five-Star Community Amenities

Security: Fully gated complex with 24-hour security personnel.

Pools: A beautiful outdoor communal pool set in landscaped gardens, plus a spectacular indoor heated pool for year-round use.

Wellness & Spa: On-site communal sauna and a fully equipped gymnasium.

Sports: Paddle tennis courts available within the urbanization.

Setting: Prime frontline golf location, while still being conveniently close to town, schools, and local amenities.

[View Property Online](#)

# GALLERY







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