



# Ground Floor Apartment in Calahonda

Price € 695,000

|            |        |
|------------|--------|
| Bedrooms   | 2      |
| Bathrooms  | 2      |
| Build Size | 96 m²  |
| Terrace    | 20 m²  |
| Plot Size  | 116 m² |

## SETTING

- ✓ Beachfront
- ✓ Close To Sea
- ✓ Commercial Area
- ✓ Close To Town
- ✓ Close To Shops
- ✓ Front Line Beach Complex

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal
- ✓ Children`s Pool

## CLIMATE CONTROL

- ✓ Air Conditioning

## VIEWS

- ✓ Sea
- ✓ Garden
- ✓ Beach
- ✓ Pool
- ✓ Panoramic

## FEATURES

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Utility Room
- ✓ Lift
- ✓ Private Terrace
- ✓ Marble Flooring
- ✓ Fitted Wardrobes
- ✓ Storage Room

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex

## PARKING

- ✓ Underground
- ✓ Private

## CATEGORY

- ✓ Beachfront
- ✓ Resale
- ✓ Investment
- ✓ Luxury

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**NEW TO MARKET** - Welcome to one of Calahonda's finest beachfront opportunities. Positioned in the highly sought-after Royal Beach area, this exceptional refurbished 2 bed, 2 bath, apartment enjoys a true frontline beach location with breathtaking 180° panoramic views across the Mediterranean Sea.

Step directly from the development onto the beach and the famous coastal boardwalk, where you can stroll for miles along the shoreline, passing some of the Costa del Sol's most Popular beach clubs, restaurants, chiringuitos, and charming seaside destinations.

#### FRONTLINE BEACH APARTMENT

Beautifully renovated to a high standard, the property offers a stylish contemporary design combined with the comfort and convenience of modern living.

The apartment features two double bedrooms, two elegant shower rooms (one en-suite), a bright open-plan living area with beautifully presented lounge / dining area, modern luxury fitted kitchen with centre isle and quality appliances, separate utility room. The highlight is the private terrace, where uninterrupted sea views provide the perfect setting for relaxing, entertaining, or simply enjoying spectacular sun rise and sunsets over the Mediterranean.

Thanks to its south and south west-facing orientation, the apartment is flooded with natural light throughout the day, creating a warm and inviting atmosphere year-round.

#### EXCEPTIONAL COMMUNITY FEATURES

Direct beach and boardwalk access

Large swimming pool and children's pool overlooking the sea

Beautiful tropical gardens

24-hour security and gated entrance

Underground parking space

Private storage room

With Rental license

#### UNBEATABLE LOCATION

Within a few minutes' walk you'll find the popular Doña Lola Resort, offering an indoor swimming pool, gymnasium, sauna and a variety of social and fitness activities. Restaurants, supermarkets, shops, beach clubs, and all daily amenities are also within easy walking distance.

La Cala de Mijas beach village, Marbella, Puerto Banús, Cabopino Marina & world-class golf courses, plus Málaga Airport are all easily accessible, making this an ideal permanent residence, luxury holiday home, or high-performing rental investment.

Rarely do properties become available in such a privileged beachfront position. Combining stunning sea views, direct beach access, quality renovation, and an unbeatable location, this is a unique opportunity to experience the very best of the Costa del Sol lifestyle.

**GREAT INVESTMENT WITH RENTAL LICENSE.**

BUT DON'T DELAY AND MISS THIS STUNNING OPPORTUNITY, CALL US NOW TO VIEW / RESERVE.

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GALLERY







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