



## Ground Floor Apartment for sale in El Rosario, Marbella

**575,000 €**

Reference: R5359453 Bedrooms: 2 Bathrooms: 2 Plot Size: 100m<sup>2</sup> Build Size: 130m<sup>2</sup>





## Costa del Sol, El Rosario

Beachfront Urbanisation – Unique Opportunity by the Sea

A rare opportunity to acquire a beautifully presented 2-bedroom, 2-bathroom apartment just 40 metres from Alicata Beach, one of Marbella's finest stretches of coastline.

The property features a recently renovated open-plan kitchen, finished to a high standard and seamlessly integrated into the living area, along with fully refurbished bathrooms. The bright living space opens onto a generous covered porch, which can be enclosed with glass curtains to create up to an additional 30 m<sup>2</sup> of usable living area—perfect for year-round enjoyment.

Surrounding the property is a spacious private corner garden with a south-east orientation, offering abundant natural light from morning through to sunset.

Ideally located in a sought and established area, the apartment enjoys both privacy and proximity to all amenities. It is close to top golf courses, supermarkets, and essential services, while Marbella town centre is just a 10-minute drive away.

This property represents an excellent choice as a permanent residence, a holiday home, or a strong investment opportunity, with short-term rentals permitted by the community.



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Storage Room  
Ensuite Bathroom

### Views

Garden

### Pool

Communal

### Garden

Communal

Private

### Utilities

Electricity

Drinkable Water

### Orientation

East

South

South East

### Setting

Beachside

Close To Golf

Urbanisation

Close To Sea

Close To Shops

Close To Schools

Beachfront

Front Line Beach Complex

### Furniture

Optional

Part Furnished

### Security

Gated Complex

24 Hour Security

### Category

Holiday Homes

Investment

Resale

Beachfront

### Climate Control

Air Conditioning

Cold A/C

Hot A/C

### Condition

Excellent

### Kitchen

Partially Fitted

Kitchen-Lounge

### Parking

Underground