



## Penthouse Duplex for sale in Guadalmina Alta, Marbella

**535,000 €**

Reference: R5045182   Bedrooms: 3   Bathrooms: 3   Build Size: 167m<sup>2</sup>   Terrace: 40m<sup>2</sup>





## Costa del Sol, Guadalmina Alta

3-Bedroom Penthouse Duplex with Panoramic Golf Views

San Pedro de Alcántara – Guadalmina Alta (Marbella)

Experience a truly exceptional home on the Costa del Sol: a fourth-floor penthouse duplex offering 239 m<sup>2</sup> of built space and 60 m<sup>2</sup> of west-facing terraces with open views over the Guadalmina Golf Course and the iconic La Concha mountain.

### Layout

#### Main level

Generous, fully refurbished kitchen fitted with premium appliances.

Bright living-dining room with fireplace and direct access to the main terrace.

Double bedroom with built-in wardrobes, terrace access and a full bathroom.

#### Upper level

Second bedroom with a private interior terrace and separate bathroom.

Primary suite featuring a walk-in dressing room, en-suite bathroom and direct access to a 60 m<sup>2</sup> solarium terrace—perfect for year-round sun and breathtaking views.

### Features & Finishes

Marble flooring throughout and expansive windows for maximum natural light.

Hot/cold air-conditioning and radiator heating for year-round comfort.

Large private parking space plus on-site guest parking.

First Occupancy Licence (LPO) in place.

### Community

A well-established complex offering:

7 outdoor swimming pools set amid mature landscaped gardens.

Children's play areas and wide, leafy walkways.

An exclusive, secure residential environment.

### Prime Location

10-minute walk to the heart of San Pedro de Alcántara and Guadalmina Shopping Centre.

Surrounded by top schools, supermarkets, banks, and an excellent choice of restaurants.



A few metres from the Guadalmina Golf Club House and close to other prestigious courses (Atalaya, El Higueral, La Quinta, Los Arqueros, etc.).

5 minutes by car to Puerto Banús and 15 minutes to Marbella's historic centre.

#### Why This Property

Perfect for golf enthusiasts, families seeking space and privacy, or investors looking for high rental returns in one of the Costa del Sol's most sought-after areas.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Double Glazing  
24 Hour Reception  
Fitted Wardrobes  
Utility Room

### Views

Panoramic  
Country  
Garden  
Golf  
Urban  
Forest

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
Drinkable Water  
Telephone  
Gas

### Orientation

East  
South East

### Setting

Close To Shops  
Close To Town  
Close To Schools  
Frontline Golf  
Suburban

### Furniture

Not Furnished

### Security

Gated Complex  
24 Hour Security  
Entry Phone

### Category

Investment  
Bargain  
Resale

### Climate Control

Air Conditioning

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Underground