



**Middle Floor Apartment for sale in Guadalmina Alta,  
Marbella**

**395,000 €**

Reference: R5325799 Bedrooms: 2 Bathrooms: 2 Build Size: 93m<sup>2</sup> Terrace: 18m<sup>2</sup>





## Costa del Sol, Guadalmina Alta

Beautiful first-floor apartment located in a private gated community with landscaped gardens, swimming pool and paddle tennis court, just a few steps from Guadalmina Shopping Centre, where you will find a wide range of shops, restaurants and services.

The property offers 93 m<sup>2</sup> built area plus an 18 m<sup>2</sup> covered terrace, ideal for enjoying outdoor dining or relaxing all year round. The apartment comprises a bright living-dining room with direct access to the terrace, a spacious fully fitted kitchen, 2 bedrooms, and 2 bathrooms.

Features include air conditioning, heat pump heating, and intercom system.

The property is in good condition, although it would benefit from some modernisation, offering great potential to personalise and update the home to contemporary standards.

There is also the option to purchase a parking space in the Guadalmina Shopping Centre separately, providing additional convenience.

Excellent location, only 200 metres from the bus stop and just a short distance from the beach, golf courses and all amenities in Guadalmina.

Key features:

- 93 m<sup>2</sup> built area
- 18 m<sup>2</sup> covered terrace
- 2 bedrooms
- 2 bathrooms
- Spacious fully fitted kitchen
- Air conditioning (hot/cold)
- Gated community with pool, gardens and paddle court
- Optional nearby parking space (not included in the price)
- Prime location close to all amenities

\*\*\*RENTED UNTIL OCTOBER 2026\*\*\*



## Features:

### Features

Covered Terrace  
Ensuite Bathroom  
Marble Flooring  
Fitted Wardrobes  
Paddle Tennis

### Setting

Close To Golf  
Close To Shops  
Close To Town  
Close To Schools

### Furniture

Not Furnished

### Orientation

South

### Condition

Good  
Renovation Required

### Garden

Communal

### Climate Control

Air Conditioning  
Fireplace

### Pool

Communal

### Security

Gated Complex