

**Ref.-ID: MIBGR4407601**

**Benahavís**

**Apartment**

**Community: 2,064 EUR / year IBI: 368 EUR / year**

**Rubbish: 18 EUR / year**



Discover an expansive haven of comfort and luxury within this remarkable 2-bedroom groundfloor apartment in the prestigious Alborada Homes, nestled in the captivating landscape of Benahavís. Enveloped by nature's beauty and bordered by illustrious estates such as La Quinta and the exclusive La Zagaleta with its opulent villas, this residence offers a lifestyle of unparalleled sophistication. Elevating its appeal, the presence of more than 10 world-class golf courses in close proximity makes this location a haven for golf enthusiasts, setting the stage for an extraordinary living experience. Adding to its allure, the opulent Puerto Banús marina, boasting an array of upscale boutiques, chic bars, and refined restaurants, is conveniently reachable within a mere 10-minute drive. The modern and alluring design of the apartment seamlessly integrates with the breathtaking natural surroundings of Benahavís, creating a harmonious union of aesthetics and environment. Every detail has been meticulously considered, resulting in functional rooms that optimize space and welcome the gentle embrace of natural light. The fully equipped kitchen stands as a testament to convenience and energy efficiency, boasting top-of-the-line household appliances. An adjacent utility room, complete with a washing machine, enhances practicality without compromising on style. The apartment's spacious living room basks in the glow of natural light, courtesy of its expansive windows that seamlessly connect to a generously-sized west-facing terrace. Adorned with sleek glass balustrades, this terrace is an invitation to bask in unobstructed panoramic views of the lush green landscape. The master bedroom offers a tranquil retreat with its dressing area and lavish ensuite shower room, epitomizing comfort and luxury. An additional guest shower room, strategically positioned opposite the guest bedroom, caters to visitors. Both bedrooms extend a direct invitation to the terrace, fostering a seamless indoor-outdoor connection. Championing both comfort and eco-consciousness, the apartment features an energy-saving airothermia installation for efficient air conditioning. The gated community guarantees the safety and privacy of its residents, while the communal realm comprises a refreshing swimming pool bordered by an expansive terrace, native gardens showcasing the area's indigenous flora, and a functional gym catering to sport enthusiasts. Further enhancing the living experience, an underground carpark space is included, alongside one of the largest storage rooms available—an embodiment of practicality and convenience.

**Setting**

- ✓ Country
- ✓ Mountain Pueblo
- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Urbanisation

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

**Kitchen**

- ✓ Fully Fitted

**Utilities**

- ✓ Electricity

**Orientation**

- ✓ West

**Views**

- ✓ Mountain
- ✓ Golf
- ✓ Country
- ✓ Urban

**Garden**

- ✓ Communal

**Category**

- ✓ Holiday Homes
- ✓ Investment
- ✓ Luxury
- ✓ Resale
- ✓ Contemporary

**Condition**

- ✓ Excellent
- ✓ New Construction

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ Gym
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Double Glazing
- ✓ Fiber Optic

**Security**

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System

**Pool**

- ✓ Communal
- ✓ Children's Pool

**Furniture**

- ✓ Not Furnished

**Parking**

- ✓ Underground



















