

## Duplex Penthouse for sale in Reserva de Marbella, Costa del Sol

2 Bedrooms | 2 Bathrooms | 180 m<sup>2</sup> Interior | 80 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 976 IBI | € 184 Rubish tax | € 4,260 Community fees



### Property Description

Exclusive Penthouse Duplex in the Prestigious Eden Hills, Reserva de Marbella

Located in one of Marbella's most sought-after communities, this beautifully renovated 2-bedroom, 2-bathroom penthouse duplex offers luxury living with stunning panoramic sea views, with good visibility up to Gibraltar, African coast and amazing sunsets.

#### Property Details:

Terraces: Three, with breathtaking views of the Mediterranean, lush gardens, and surrounding villas.

Levels: Two floors, thoughtfully designed for comfort and style.

#### Key Features:

##### Upper Level (Entrance Floor):

Spacious living and dining area opening to a terrace with expansive views.

Fully equipped modern kitchen with high-end appliances and a sea view from the window—perfect for culinary inspiration.

This information is presumably correct but not guaranteed. The price or sale status can be modified without prior notice.  
Urb. Marbella Real, Local 2 (29602) Marbella - Spain Tel. +34 952 765 428 - Email. info@marbellaliving.com

A tastefully designed bathroom completes this level.

Second Bedroom: Comfortable with two single beds, ideal for family or guests.

Rooftop Solarium:

Approximately 60 m<sup>2</sup>, ideal for relaxing, grilling with friends, sunbathing, or enjoying a glass of champagne while watching spectacular sunsets.

Additional Features:

Marble flooring throughout, Double-glazed windows, Updated electrical system and fiber-optic internet.

Air conditioning (hot/cold).

Fitted wardrobes.

Sold fully furnished, including high-quality kitchen appliances (large and small), and designer décor.

Community Amenities:

Beautifully landscaped tropical gardens with two pools, a waterfall, small lake with turtles, and BBQ area.

Secure environment ensuring peace and privacy.

Covered parking place in gated community.

Prime Location:

- Situated in the prestigious Reserva de Marbella, the property is conveniently located close to:
- The renowned Cabopino Port and Artola dunes.
- Marbella town center, just 12km.
- Málaga Airport 40km.
- High-quality schools, golf courses, shops, and restaurants.
- 2km sandy beaches, including the popular Cabopino Andy's beach with all year-round entertainment or MAX Beach, with fitness and pool parties, all within a short drive.

Ideal for:

This property is perfect for use as a primary residence in a serene and elegant lifestyle or a luxurious second home in the heart of the Costa del Sol.

Viewing is highly recommended to truly appreciate the quality and elegance of this penthouse duplex. Contact us today to arrange a private viewing.



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