



## Ground Floor Apartment for sale in Marbella, Marbella

3.850.000 €

Referenz: R5155162 Schlafzimmer: 3 Badezimmer: 4 Grundstücksgröße: 50m² Garten: 350m² Terrasse: 70m²















## Costa del Sol, Marbella

Ground-floor Apartment in Dunique Marbella (assignment of contract) Location & Concept Dunique Marbella is a oneof-a-kind beachfront development, contemporary in style and crafted with meticulous attention to detail. The community blends luxury apartments with generous terraces, private gardens, an exclusive club and on-site services. Key Features of the Apartment English Courtyard – a sunken courtyard at basement level providing extra natural light, ventilation and privacy. Finished with decorative gravel, vertical greenery and a Tramex grating structure for optimal airflow. Dark-toned kitchen — elegant design with dark grey fronts, fully fitted with Gaggenau Series 200: oven, microwave, induction hob with integrated extractor, fridge, freezer and dishwasher. Quooker system - 5-in-1 tap delivering boiling, chilled, filtered and sparkling water straight from the faucet. Premium lighting package — black 2700K LED spotlights in the living room, bedrooms and kitchen; recessed ceiling lights; LED strips along skirtings; and ambient lighting in bathroom niches. Gold Home-Automation Package — advanced KNX system with a modern visual interface controlling lighting, air-conditioning, underfloor heating and energy management. Fully operable via smartphone, tablet or smartwatch; includes Alexa voice control and pool-water quality monitoring. Premium security system — RISCO with zoned alarms, cameras in the private garage, magnetic sensors on joinery, control panel with UPS backup, dedicated video server and a high-security safe. Finishes & Equipment PORCELANOSA 100×100 cm flooring throughout. Entrance door with fingerprint reader and full-height internal doors. Primary bedroom walk-in wardrobe with smoked-glass doors and integrated LED lighting. Bathrooms with Duravit and Iconico fixtures; freestanding Solid Surface bathtub. Uponor underfloor heating, managed via the smart-home system. Mitsubishi VRF zoned airconditioning with touch panels. Private garage with EV charging point. Outdoor Areas Terraces finished with anti-slip PORCELANOSA ceramic tiles. Private garden/patio with vertical greenery elements. LED lighting on terraces and pergolas. Pool/jacuzzi with saline chlorination system. Get in touch to receive the full dossier and discuss purchase options via assignment of contract.





## Eigenschaften:

MerkmaleOrientierungKlimakontrolleÜberdachte TerrasseOstKlimaanlage

Aufzug Südost

In der Nähe des Transports

Private Terrasse Lagerraum

Doppelverglasung Einstellungsschränke

Solarium W-lan

Fitnessstudio

Sauna Whirlpool Grill Domotik Keller

Zugang für Menschen mit reduzierter

Mobilität

Glasfaser

Ansichten Einstellung Zustand
Meer Strand Exzellent

Berg In der Nähe von Golf
Strand In der Nähe des Meeres
In der Nähe von Geschäften

In der Nähe der Stadt In der Nähe von Schulen

Strand

Front Line Beach Complex

Pool Möbel Küche

Gemeinschaft Teil eingerichtet Voll ausgestattet

Innenräume Privater Pool

GartenSicherheitParkenPrivater GartenGated ComplexUnterirdisch

24 -Stunden -Sicherheit

Alarmanlage

Elektrische Jalousien

Kategorie Investition Strand Luxus Aus Plan