



## Middle Floor Apartment for sale in Istán, Marbella

**374,000 €**

Reference: R5318305 Bedrooms: 3 Build Size: 138m<sup>2</sup> Terrace: 8m<sup>2</sup>





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## Costa del Sol, Istán

Discover serenity and understated luxury in this magnificent 138 m<sup>2</sup> duplex apartment located in the prestigious Cerro del Lago residential complex, an exclusive and secure enclave in the charming setting of Istán. Here, Mediterranean living blends seamlessly with the tranquility of nature.

### A Home to Enjoy with Family

Filled with natural light, comfort, and beautiful views of nature and the sea.

### Brightness and Spaciousness

The west-facing living room floods the space with natural light, enhancing the sense of wellbeing and openness.

### Ideal Layout

The property features 3 bedrooms, 2 bathrooms, and a guest toilet on the ground floor.

### Comfort in Every Bedroom

All bedrooms are designed to ensure maximum climate comfort throughout the year.

### Living Spaces

On the ground floor you will find a recently renovated kitchen, a guest toilet, and a spacious, bright living and dining area with magnificent views, as well as direct access to the terrace.

### Dream Kitchen

The large kitchen is fully equipped and ready to become the heart of your home.

The development also offers a communal swimming pool.

Enjoy the natural surroundings of this duplex and the exceptional Costa del Sol climate, just 10 minutes from Marbella's Golden Mile.

### Cerros del Lago in Istán: A Unique Lifestyle in a Biosphere Setting

Living here is a true privilege:

#### Nature and Tranquility

Istán is known as the "Spring of the Sierra," offering an atmosphere of absolute peace surrounded by mountain scenery, within the Sierra de las Nieves Biosphere Reserve.

#### Benefits of the Surroundings

Enjoy hiking trails, fresh air, and the protection of a unique natural environment, while remaining just 20 minutes from Marbella and 10 minutes by car from Puerto Banús.



## Features:

### Orientation

East

West

### Condition

Excellent

Recently Renovated

### Security

Gated Complex

### Views

Sea

Mountain

Panoramic

Lake

Forest

### Pool

Communal

Children`s Pool

### Parking

Underground

### Setting

Urbanisation

Country

Mountain Pueblo

Close To Forest

### Kitchen

Fully Fitted