Top Floor Apartment in Puerto Banús

€635,000

Puerto Banús, Málaga

Bedrooms: 2 | Bathrooms: 1 | Built: 128 m² | Terrace: 15 m²







Overview

Spacious Apartment for Sale in the Heart of Puerto Banús – Second Line of the Marina
Located in the quietest area of Puerto Banús, next to Banco Santander and away from the noise of the bars, this spacious apartment is a great opportunity for both personal use and investment.
Key Features:
Total surface of 140 m², including an 18 m² fully enclosed and covered terrace.
Top floor of a low-rise building (2 floors, no elevator).
Currently features 2 very large double bedrooms (approx. 17 m² each, excluding built-in wardrobes) and 1 full bathroom.

Potential to convert the layout and add a third bedroom in the current kitchen area, with the possibility of installing a skylight. The kitchen could be relocated to the spacious living-dining area, especially if integrated with the enclosed terrace.
Access to a shared interior courtyard of approximately 60 m², ideal as a shaded chill-out or outdoor dining area.
Licensed for holiday rentals.
Excellent proven rental income:
Between €40,000 and €50,000 annually through vacation rentals.
Or €35,000 per year for long-term rental.
A solid investment in one of the most sought-after areas on the Costa del Sol, offering both strong returns and long-term value retention.

Amenities

Setting: Town, Commercial Area, Beachside, Port, Close To Shops, Close To Sea, Close To Schools, Marina, Close To Marina, Urbanisation

Orientation: South Facing

Condition: Good Condition

Climate Control: Air Conditioning

Views: Urban Views

Features: Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, WiFi, Double Glazing, Fiber Optic

Furniture: Fully Furnished

Kitchen: Fully Fitted Kitchen

Security: Gated Complex, 24 Hour Security

Parking: Street Parking

Utilities: Electricity, Drinkable Water

Category: Holiday Homes, Investment, Resale

Contact

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