



MARBELLA  
C R I B S  
G R O U P

## Modern 5 Bedroom Beachside Townhouse in Puerto Banus

2.195.000€



**Ref**  
MCG1496

**Beds**  
5

**Baths**  
4

**Plot**  
N/A

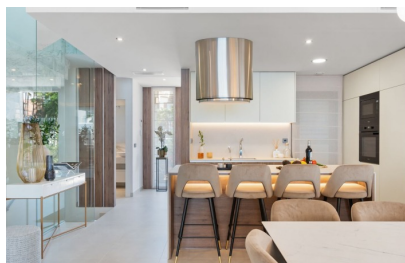
**Built**  
297 m<sup>2</sup>

[www.marbella-cribs.com](http://www.marbella-cribs.com)

[contact@marbella-cribs.com](mailto:contact@marbella-cribs.com)

[+34 623 44 32 13](tel:+34623443213)

The sale price excludes costs and taxes. Buyers should also consider additional expenses, such as registration and notary fees, as well as a 7% ITP or, alternatively, a 10% VAT plus AJD (1.2% on the purchase price) for new properties, provided certain conditions are met. This information is subject to errors, omissions, changes, prior sale, or market withdrawal. An information sheet is available per Decree 218/2005 of October 11th.



<b>Ref</b>	MCG1496
<b>Bedrooms</b>	5
<b>Bathrooms</b>	4
<b>Status</b>	For Sale
<b>Type</b>	Townhouses
<b>Built</b>	297 m <sup>2</sup>
<b>Terrace</b>	141 m <sup>2</sup>
<b>Price</b>	2.195.000€
<b>Location</b>	Puerto Banús





## About this property

Villa for sale El Puerto Banus, Marbella. Located in Banus Bay Residences, "Banus Bay" is a 4-story semi-detached house that epitomizes modern coastal living. This property, constructed in 2021, offers 5 bedrooms, 4 bathrooms, and a spacious living area for €2,195,000. With 297 square meters of interior space and an expansive 141 square meters of outdoor terrace, it's perfect for al fresco living and entertaining.

Upon entering, you'll appreciate the contemporary design, maximizing the stunning surroundings while providing privacy. The property features impeccable finishes and underfloor heating on the ground and first floors for year-round comfort. The basement includes an additional room and a two-car garage with direct access.

The outdoor space boasts a private swimming pool, a sun-drenched deck, and a luxurious jacuzzi, offering breathtaking views of the "La Concha" mountain.

Strategically located just 150 meters from the beach, "Banus Bay" offers tranquility without sacrificing convenience. Banus Bay Residences features landscaped gardens, video surveillance, and comprehensive maintenance and security services. Marbella's shops, upscale eateries, and vibrant social scene are within easy reach, along with over 10 golf clubs reachable within a 15-minute drive.

"Banus Bay" is a contemporary and secure semi-detached villa, ideal for a permanent residence or a lucrative investment opportunity. Don't miss the chance to own this exceptional beachfront residence and experience the allure of Puerto Banus amidst natural beauty. Contact us for more details.

## Contact Us

**Phone:**

+34 623 44 32 13

**Email:**

[contact@marbella-cribs.com](mailto:contact@marbella-cribs.com)

**Real Estate Instagram:**

[@MarbellacribsRealEstate](https://www.instagram.com/MarbellacribsRealEstate)

**Lifestyle Instagram:**

[@MarbellacribsLifestyle](https://www.instagram.com/MarbellacribsLifestyle)

