

**Magic Property Management & Rentals: apartments and villas in El Gouna – Egypt**

**E-mail:** [daniela@magic-property-management.com](mailto:daniela@magic-property-management.com)

**Web:** [www.magic-property-management.com](http://www.magic-property-management.com)

**El Gouna – New Marina MB 36-1-202**

1 Bedroom Apartment – 2<sup>nd</sup> floor – private roof terrace - fully furnished as is–  
85.35m2 + 16.60m2 terrace

**Bedroom:**

1 with king size bed and built in cupboards, safe

**Living room:**

Spacious living area

Sofa, arm chairs

Dining table and chairs, side board and shelves

**Kitchen:**

Open plan kitchen area

Hob & oven, fridge

Dishwasher, washing machine

**Bathroom:**

1 bathroom with shower

**Balcony / Terrace:**

Balcony accessible from Living room, direct access to the private roof terrace from the apartment

**SELLING PRICE:**

US \$ 330'000.00

**Deposit needed for blocking unit:**

30 %

**Location:**

The New Marina is a beautiful area with apartments with about 7 minutes walking distance to the Kite beaches.

The walking distance to Abu Tig Marina with various cafes, shops, bars, restaurants, banks, supermarket, etc. is about 15 minutes.

Abu Tig Marina and Down Town are reachable by TOK TOK or Limousine service to order from the extension telephone in the apartment.

# New Marina MB 36-1-202

2nd floor

Fully furnished one bedroom apartment  
with balcony and private roof terrace



Sofa and armchair,  
TV, side board  
and dining table with 4 chairs

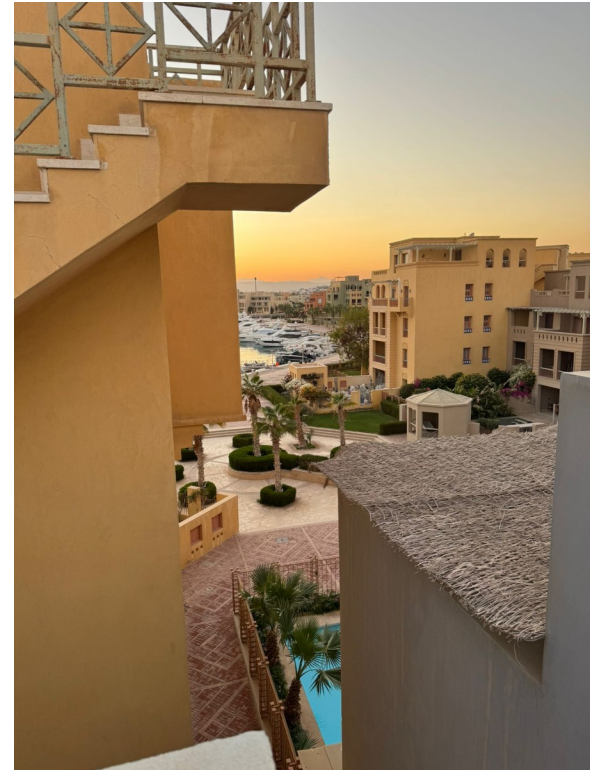


....access to the balcony from the living room





## Roof terrace access over stairs from the apartment



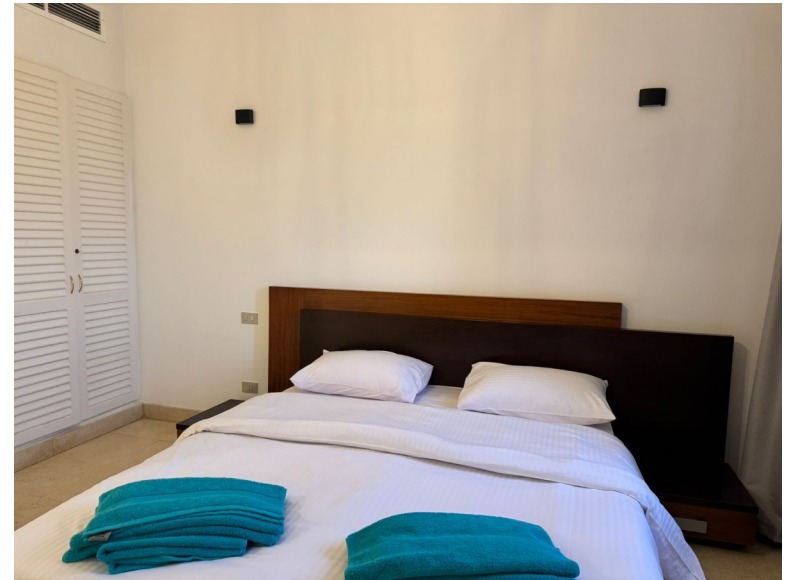


**Fully equipped kitchen  
With stove, oven, fridge and microwave**





**Bedroom with king-size bed  
and wardrobe**



**Bathroom with shower and toilet  
(not ensuite)**