



**Property type :** Penthouse

**Location :** Nueva Andalucía

**Bedrooms :** 4

**Bathrooms :** 4

**Swimming pool :** Communal

**Garden :** Communal

**Orientation :** South

**Views :** Sea views

**Parking :** 1 underground parking

**House area :**

153 m<sup>2</sup>

- ✓ Close to golf
- ✓ Fitted wardrobes
- ✓ Fireplace
- ✓ Utility room
- ✓ Furnished

- ✓ Close to sea
- ✓ Golf property
- ✓ Alarm system
- ✓ Terrace
- ✓ Pre-air conditioning

- ✓ Near golf
- ✓ Storage room
- ✓ Satellite dish
- ✓ White goods
- ✓ Airconditioning



## Short Description

Unique renovated penthouse duplex in Aloha Royal, Los Naranjos, Golf Valley, Marbella.  
Stunning sea and pool views  
4 bedrooms, 3 bathrooms,  
Master bedroom with ensuite bathroom and private terrace.  
Spacious living and dining area with direct access to a terrace-porch  
Modern open-plan kitchen with top-of-the-line appliances  
Fireplace.  
Wine room for wine connoisseurs.  
Garage in the basement and large storage room.  
Access to a communal pool sunbeds and beautiful gardens  
Low monthly community costs.  
Safe, quiet and upscale neighbourhood, ideal as permanent or second residence.  
Surrounded by different famous Golf courses ideal for golf enthusiasts while close to all amenities, Puerto Banus, Marbella town and its stunning beaches.  
Weekly rental price of 2500 euros

## Long description

Wonderful PENTHOUSE DUPLEX with fantastic sea views and common areas in sought-after urbanization Aloha Royal located in the hills of the Golf Valley of Nueva Andalucia, Marbella.  
It has an excellent location in a quiet and beautiful setting close to all amenities and services, the famous Puerto Banus and the beaches.  
Surrounded by a variety of golf courses. Very nice private urbanization with communal pool and beautiful gardens.

The property covers an area of 145 m2 and comprises of four bedrooms, three modern bathrooms, a bright and spacious living room with direct access to a wonderful terrace-porch, and a fully-equipped open plan kitchen. The bedrooms are well-proportioned and offer built-in wardrobes.

The property has been nicely renovated is south-facing, ensuring plenty of sunlight and warmth throughout the day.

It features air conditioning and a cosy fireplace.

The enlarged front terrace is perfect for enjoying the stunning sea views and is ideal for outdoor dining.

This property has 145 m2 distributed in 4 bedrooms,  
a bright living-dining room with direct access to a wonderful terrace-porch,  
three bathrooms, and modern fitted and equipped kitchen.  
It also includes garage and storage room.

### Basic features

145 m<sup>2</sup> constructed area

4 bedrooms

3 bathrooms

Terrace

Parking space included

Built-in closets

Storage room

South facing

Built in 2006

Central heating

2nd floor exterior

Air conditioning

Swimming pool

Green areas

8 sleeps plus a potential sofa-bed in the living

2500 weekly rental

low community fees, (150)

