



Property type : Apartment

Location : Nueva Andalucía

Bedrooms : 3

Bathrooms : 2

Swimming pool : Communal

Garden : Communal

Orientation : East

Views : garden

House area : 93 m²

✓ close to shops

✓ Close to golf

✓ Close to sea

✓ Terrace

HIGHLIGHTS

Bright ground-floor apartment fully renovated in 2022, located in the heart of the exclusive Golf Valley in Nueva Andalucía. This property combines a privileged location with contemporary design, offering a unique lifestyle in one of Marbella's most sought-after areas. With three spacious bedrooms, two modern bathrooms, and a private terrace adapted for year-round enjoyment, it represents an exceptional opportunity either as a residence or an investment on the Costa del Sol.

INTRODUCING THE PROPERTY

The apartment is part of a small and secure residential complex of just 10 homes, ensuring privacy and exclusivity. Surrounded by some of the region's most prestigious golf courses, such as Los Naranjos, Aloha, and Las Brisas, its location makes it the ideal choice for families and golf enthusiasts alike. In addition, Puerto Banús, with its vibrant selection of luxury boutiques, international dining, and sandy beaches, is just a short drive away.

EXTERIOR

The spacious private terrace is one of the property's main highlights, partly transformed into a dining area and outdoor kitchen, making it perfect for year-round use. This inviting outdoor space is ideal for relaxing in a peaceful environment or for entertaining guests, all while enjoying Marbella's privileged climate.

INTERIOR

The interior stands out for its brightness and functionality. The open-plan layout seamlessly integrates a welcoming living and dining area with direct access to the exterior, creating a fluid connection between indoor and outdoor living. The master suite features direct access to the terrace and a private en-suite bathroom, offering comfort and privacy.

The residential complex provides a safe and exclusive environment with a private garden and communal swimming pool, perfect for relaxation and family life. Thanks to the reduced number of neighbors, residents enjoy a tranquil and select atmosphere, rarely found in other areas of Nueva Andalucía.

This ground-floor apartment, ready to move into, is ideal both as a permanent residence and as a high-yield investment. Its excellent location, modern amenities, and the prestige of the area make it a highly sought-after property in the real estate market.



