



## Ground Floor Apartment for sale in Nueva Andalucía, Marbella

**735,000 €**

Reference: R5020390    Bedrooms: 3    Bathrooms: 2    Build Size: 114m<sup>2</sup>    Terrace: 15m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Magnificent Apartment for Sale in One of the Most Sought-After Residences in Nueva Andalucia The apartment is located on the ground floor, BUT elevated! It has been completely renovated with quality materials and tasteful design, and is ready to move into immediately. It consists of 3 bedrooms and 2 bathrooms, one of which is en-suite, a fully equipped open-plan kitchen connected to the dining area and living room, and a terrace of approximately 15 m<sup>2</sup>. The apartment also includes an underground parking space, which is included in the price. There are 3 swimming pool in the urbanization and one of them is heated !! Its location is perfect – walking distance to everything: supermarket, shops, bars, restaurants, and just 10 minutes on foot to Puerto Banús and, of course, the beach. The apartment has the LPO (First Occupancy License) and short-term tourist rentals are allowed! A must-see!!



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Fiber Optic

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Close To Marina

### Furniture

Optional

### Parking

Underground  
Private  
Street

### Orientation

East  
South East

### Condition

Excellent  
Recently Refurbished  
Recently Renovated

### Kitchen

Fully Fitted

### Utilities

Electricity  
Drinkable Water

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Pool

Communal  
Heated

### Security

Gated Complex  
**Category**  
Holiday Homes  
Investment  
Luxury  
Resale