



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

**825,000 €**

Reference: R5026873   Bedrooms: 2   Bathrooms: 2   Build Size: 170m<sup>2</sup>   Terrace: 102m<sup>2</sup>







## Costa del Sol, Nueva Andalucía

Welcome to this elegant 2-bedroom, 2-bathroom apartment located in the gated community of Albatross Hills, in the beautiful hills of Nueva Andalucía's well known Golf Valley.

This beautifully maintained home offers a spacious layout and a large sun-drenched south-facing terrace, perfect for relaxing or entertaining while enjoying breathtaking panoramic views of the Golf Valley and the sparkling Mediterranean Sea.

Ideally positioned within the community with a wonderful view, the apartment is just a short stroll from a range of premium amenities, including multiple outdoor and indoor pools, tennis court, and a well-equipped gym, offering a resort-style living experience all year around.

Additional features include a private garage, a dedicated storage room, and the comfort and security of a gated complex with beautifully landscaped gardens.

Whether you're seeking a full-time residence, a holiday retreat, or a smart investment opportunity, this property combines luxury, location, and lifestyle in one of Marbella's most desirable areas. The property has a tourist license for rental purposes.



## Features:

### Features

Covered Terrace  
 Lift  
 Private Terrace  
 Storage Room  
 Ensuite Bathroom  
 Marble Flooring  
 Double Glazing  
 Fitted Wardrobes  
 Gym  
 Paddle Tennis  
 Tennis Court  
 Utility Room  
 Fiber Optic

### Views

Sea  
 Mountain  
 Panoramic  
 Garden  
 Pool  
 Golf

### Pool

Communal  
 Heated  
 Indoor  
 Children`s Pool

### Garden

Communal

### Utilities

Electricity  
 Drinkable Water

### Orientation

South

### Setting

Close To Golf  
 Urbanisation  
 Close To Shops  
 Close To Schools  
 Close To Forest

### Furniture

Optional

### Security

Gated Complex  
 24 Hour Security  
 Electric Blinds  
 Entry Phone

### Category

Holiday Homes  
 Investment  
 Golf  
 Luxury  
 Resale

### Climate Control

Air Conditioning  
 Hot A/C  
 Fireplace  
 U/F/H Bathrooms

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Underground  
 Garage