



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

**499,000 €**

Reference: R5289586    Bedrooms: 3    Bathrooms: 2    Build Size: 99m<sup>2</sup>    Terrace: 18m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Stylish Ground Floor Apartment in the Heart of Nueva Andalucía – Golf Valley Welcome to this charming elevated ground floor apartment, ideally located in the heart of Nueva Andalucía's prestigious Golf Valley, surrounded by renowned golf courses such as Aloha Golf, Las Brisas Golf and Los Naranjos Golf. The apartment offers 3 bedrooms, 2 bathrooms (one en suite) and a bright open-plan layout. The fully fitted kitchen was renovated in 2025 and flows seamlessly into the stylish living and dining area. From the living room, you have direct access to a south-facing terrace overlooking the inviting swimming pool and beautifully landscaped communal gardens – perfect for relaxing and enjoying the Mediterranean lifestyle. At the entrance, a covered terrace welcomes you, offering a shaded and tranquil spot during warm summer days. The property is sold fully furnished and ready to move in, making it ideal as a permanent residence, holiday home or investment. Parking space included. Located within the gated community Las Cascadas, known for its elegant Andalusian architecture, the apartment enjoys a prime position close to restaurants, supermarkets, shops, international schools, Puerto Banús and the sandy beaches – all just a short drive away. A fantastic opportunity in one of Marbella's most sought-after areas.





## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Ensuite Bathroom  
Fitted Wardrobes  
WiFi

### Views

Garden  
Pool

### Pool

Communal

### Garden

Communal

### Category

Golf  
Resale

### Orientation

South

### Setting

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

### Furniture

Fully Furnished

### Security

Gated Complex  
Electric Blinds

### Climate Control

Air Conditioning  
U/F/H Bathrooms

### Condition

Good  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Private  
Communal