



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

Reference: R5192434   Bedrooms: 2   Bathrooms: 2   Build Size: 140m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

We invite you to explore this exceptional property, situated within an exclusive gated community in Nueva Andalucía. It is strategically located adjacent to the renowned Las Brisas golf courses and in close proximity to the renowned Aloha and Los Naranjos golf clubs. The property is situated in a quiet and safe residential area, with a wide range of services and amenities in close proximity.

This flat, which is accessible for people with reduced mobility, is located on the first floor and faces northeast. The property has two generously proportioned bedrooms, both of which feature ample fitted wardrobe space. One of the bedrooms is equipped with an en-suite bathroom. The property's living room is generously proportioned, features a fireplace, and is well-lit. It opens onto the terrace, offering views of the gardens and the communal swimming pool.

The kitchen is located in a separate space and is fully fitted. All the rooms are warm and comfortable and were built to a high standard. Furthermore, the property includes a designated parking space and an allocated storage room.

Should you be seeking a tranquil environment in a secure residential area and have a passion for golf, this property would be an ideal solution. We would be delighted to show you what we can do.



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	North East	Air Conditioning
Lift		Fireplace
Near Transport		
Storage Room		
Ensuite Bathroom		
Fitted Wardrobes		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Panoramic	Close To Golf	Excellent
Garden	Close To Shops	
Pool	Close To Town	
Urban		
Street		
<b>Pool</b>	<b>Garden</b>	<b>Security</b>
Communal	Communal	24 Hour Security
		Alarm System
<b>Parking</b>		
Private		