



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

**510,000 €**

Reference: R5183269   Bedrooms: 2   Bathrooms: 2   Build Size: 110m<sup>2</sup>   Terrace: 25m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

This is a Beautifully decorated Apartment for sale in La Maestranza, Nueva Andalucía is a secure, gated community of apartments and penthouses in the heart of Nueva Andalucía – just a short walk from Central Plaza, with its supermarket and restaurants, as well as the Marbella Arena. Puerto Banús, with its beaches, designer shops, and marina, is also within walking distance. It's an ideal location for enjoying the golf courses of Nueva Andalucía and the full range of Marbella's amenities.

This is a raised ground floor apartment with a south-facing terrace overlooking the communal gardens and swimming pool. A private garage parking space is included, with lift access to the apartment floor.

The entrance hallway opens into an unusually spacious living and dining area with windows to two sides – one with a French balcony and the other leading to a covered terrace framed by privacy archways and which frame garden views.

The fitted kitchen includes integrated appliances – oven, hob, and dishwasher – and a separate utility area houses the washing machine and tumble dryer.

Hot and cold air conditioning is installed.

A practical, well-located home in a secure Costa del Sol community – ideal for buyers wanting to buy in La Maestranza and be within easy reach of the shops, restaurants, and beaches of Nueva Andalucía and Puerto Banús.



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	South East	Air Conditioning
Near Transport		
Private Terrace		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Urban	Close To Golf	Good
	Close To Port	
	Urbanisation	
	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
	Town	
	Close To Marina	
<b>Pool</b>	<b>Furniture</b>	<b>Kitchen</b>
Communal	Not Furnished	Fully Fitted
<b>Garden</b>	<b>Security</b>	<b>Parking</b>
Communal	Gated Complex	Underground
	24 Hour Security	
<b>Utilities</b>	<b>Category</b>	
Electricity	Investment	
	Resale	