



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

**675.000 €**

Reference: R5226427   Bedrooms: 3   Bathrooms: 2   Build Size: 118m<sup>2</sup>   Terrace: 25m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

### Stunning 3-Bedroom Corner Apartment in La Maestranza, Nueva Andalucía

Welcome to this beautifully presented 3-bedroom, 2-bathroom corner apartment located in the highly sought-after Urbanización La Maestranza—one of Nueva Andalucía's most charming, Andalusian-styled gated communities with 24/7 security.

Perfectly situated within walking distance to supermarkets, cafés, restaurants, Centro Plaza, and the world-famous Puerto Banús, this property offers exceptional convenience and lifestyle.

Boasting 118 m<sup>2</sup> of built space, the apartment features a bright and airy layout thanks to its corner position, allowing abundant natural light throughout. The home has been recently renovated, including a modern kitchen and fully updated bathrooms, ensuring a fresh and contemporary feel.

Step outside onto the spacious east/south-facing terrace, complete with a charming pergola—ideal for relaxing, dining, or entertaining while enjoying beautiful views of La Concha mountain.

The community offers outstanding facilities, including two swimming pools, one of which is a heated pool, making it perfect for both leisure and training.

Additional comforts include an underground parking space and a separate utility room for a washing machine and dryer. The property also benefits from a First Occupation Licence (LPO), making it ideal for both personal use and investment through rentals.



## Features:

### Özellikler

Kapalı teras  
Ulaşım yakınında  
Özel teras  
Takılmış gardıroplar  
Wifi  
Kamu hizmeti odası  
Fiber optik

### Görüşler

Dağ  
Havuz

### Havuz

Ortak  
Isıtmalı

### Bahçe

Ortak

### Kamu hizmetleri

Elektrik

### Oryantasyon

Doğu  
Güney  
Batı

### Ayar

Golf'e yakın  
Limana yakın  
Kentleşme  
Denize yakın  
Dükkanlara Yakın  
Şehre yakın  
Okullara yakın  
Şehir  
Ormana yakın  
Marina'ya yakın

### Mobilya

Tamamen mobilyalı

### Güvenlik

Kapılı kompleks  
24 saatlik güvenlik

### Kategori

Tatil Evleri  
Yatırım  
Golf  
Lüks  
Yeniden satış  
Modern

### İklim kontrolü

Klima  
Soğuk klima  
Sıcak klima

### Durum

Harika

### Mutfak

Tam takılmış

### Otopark

Yeraltı  
Garaj