



## Townhouse for sale in Nueva Andalucía, Marbella

790,000€

Reference: R4890271 Bedrooms: 3 Bathrooms: 3 Plot Size: 30m<sup>2</sup> Build Size: 157m<sup>2</sup>















## Costa del Sol, San Pedro de Alcántara

This magnificent townhouse in Nueva Andalucía, Marbella—a prime location between Puerto Banús and San Pedro de Alcántara. The property, with a south-facing orientation that ensures natural light throughout the day, offers direct access to the communal pool and private gardens, perfect for enjoying the Mediterranean lifestyle. Inside, it features a spacious living-dining room with a fireplace and access to the private garden, a fully equipped independent kitchen with a laundry room, a master bedroom with an en-suite bathroom and private terrace, two additional bedrooms sharing a full bathroom, and a guest toilet. The house is ideal for families or those seeking a secure investment due to its proximity to the sea, just a few steps away, and iconic locations like Puerto Banús, with its vibrant leisure and shopping options, and the amenities of San Pedro de Alcántara. Additionally, the area offers quick access to main roads as well as proximity to golf courses, restaurants, exclusive shops, supermarkets, and international schools. A unique opportunity to live or invest in one of the best locations in Marbella!





## **Features:**

FeaturesOrientationClimate ControlCovered TerraceSouthAir Conditioning

Ensuite Bathroom Marble Flooring Fitted Wardrobes Utility Room

Views Setting Condition

Beachside

Garden Commercial Area Fair

Close To Golf
Close To Port
Urbanisation
Close To Sea
Close To Town
Close To Schools

PoolFurnitureKitchenCommunalFully FurnishedFully Fitted

Heated

Pool

Children's Pool

GardenSecurityParkingCommunalGated ComplexGaragePrivatePrivate

Covered

More Than One

Utilities Category
Electricity Holiday Homes

Drinkable Water Beachfront