



**Modern garden apartment for sale with 3 bedrooms in golf resort on the New Golden Mile between Marbella and Estepona**

Marbella Area

🏠 Apartment 📏 Plot 190 m<sup>2</sup> 🏠 Built 136 m<sup>2</sup> 🏠 Terrace 84 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 156645

🏠 799.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not form part of any contract. The price does not include purchase costs.

## Ground floor apartment for sale with spacious private garden in luxury resort in Marbella - Estepona

### PROPERTY HIGHLIGHTS

- Located in a high-end resort surrounded by golf courses.
- Ground floor apartment with very spacious fenced private garden.
- Open plan living.
- 3 bedrooms, 2 bathrooms.

### THE LOCATION

- Exclusively located in a luxury resort in the golden triangle of Marbella, Benahavis and Estepona.
- Surrounded by prominent golf courses with the adjacent golf club and clubhouse within walking distance.
- A large supermarket and an international school are just minutes away.
- Just a 5-minute drive from San Pedro and Puerto Banus.
- Residents of the complex also enjoy communal gardens and swimming pools.

### THE VILLA

#### In figures:

Garden area: 190m<sup>2</sup>  
Built-up area: 136m<sup>2</sup>  
Terrace surface area: 84m<sup>2</sup>  
Bedrooms: 3  
Bathrooms: 2

#### Description:

- **Ground floor corner apartment with private fenced garden.**
- Top specifications and finishes.

- **South-west orientation.**
- Covered terrace with an 'al fresco dining' area and lounge facilities.
- Contemporary and stylish interior.
- Presence of **room-high sliding windows with recessed frames offer plenty of natural light and a confluence between indoor and outdoor space.**
- Airy living space with a living and dining area.
- Open, high-quality fitted bespoke kitchen diner.
- Multi-purpose room with direct access to the apartment can be transformed into a playroom or home cinema, ...
- Indoor garage for 2 cars.

### **Other features:**

Video intercom system.

Air conditioning for cooling and heating.

Fitted wardrobes.

Integrated awnings on the terrace.

Exterior lighting.



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