



**Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella**

Marbella Area

🏠 Apartment - 🏠 Built 146 m<sup>2</sup> 🏠 Terrace 23 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 204700

🏠 1.195.000 €

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.

## Stylish and modern 3-bedroom apartment for sale in Nueva Andalucía, Marbella

### HIGHLIGHTS

- Gated community with security in an exclusive setting.
- Fully renovated in 2024 with designer furniture.
- Open mountain and sea views.
- Move-in ready.

### THE LOCATION

Situated in the prestigious golf valley of Nueva Andalucía, this apartment offers the perfect balance of tranquillity and luxury within a secure environment.

Just a short drive from the lively Puerto Banús marina, where you can enjoy high-end fashion and a wide variety of dining options.

Also nearby is the charming town of San Pedro, with its vibrant beachfront promenade and pedestrian shopping streets, both offering numerous restaurants.

Several international schools are within easy reach.

For golf enthusiasts, the location is ideal, with renowned courses such as Los Naranjos, Las Brisas, Aloha, and La Quinta nearby.

A picturesque lake surrounded by tall trees, perfect for picnics, is just a stone's throw away.

The complex itself is like a private palace, featuring tropical gardens, a wellness centre with sauna and gym, tennis courts, and two inviting swimming pools.

### THE APARTMENT

#### In figures:

Built area: 170 m<sup>2</sup>

Interior area: 146 m<sup>2</sup>

Terrace area: 23 m<sup>2</sup>

Bedrooms: 3

Bathrooms: 2

Guest toilet

#### Description:

**An apartment combining modern design and comfort in perfect harmony.**

Fully renovated to a high standard.

Finished with top-quality materials and meticulous attention to detail.

**South-east facing** for maximum light and warmth.

**Breathtaking views of the Mediterranean Sea and the iconic La Concha mountain.**

Direct access via an exclusive lift.

Large windows in every room for a seamless indoor-outdoor flow.

**Open living area** with TV lounge and integrated dining space.

Functional custom kitchen equipped with premium Siemens appliances and an island.

**3 bedrooms, 3 bathrooms, and a separate toilet.**

Storage included.

Underground parking space plus a dedicated golf buggy space.

Additional features:

Air conditioning for heating and cooling

Built-in wardrobes

Double glazing

Glass balustrades

Alarm system



## Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella

Marbella Area

🏠 Apartment 📏 - 🏠 Built 146 m<sup>2</sup> 🏡 Terrace 23 m<sup>2</sup> 🛏 3 🚿 2 🏷 # Ref. 204700

🏠 1.195.000 €

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 included purchase costs.



**Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella**

Marbella Area

🏠 Apartment - 🏠 Built 146 m<sup>2</sup> 🏠 Terrace 23 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 204700

🏠 1.195.000 €

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 included purchase costs.



**Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella**

Marbella Area

🏠 Apartment - 🏠 Built 146 m<sup>2</sup> 🏠 Terrace 23 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 204700

🏠 1.195.000 €

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 included purchase costs.



## Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella

Marbella Area

🏠 Apartment - 🏠 Built 146 m<sup>2</sup> 🏠 Terrace 23 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 204700

🏠 1.195.000 €

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.



## Renovated luxury apartment with sea views for sale in the coveted Nueva Andalucía, Marbella

Marbella Area

 Apartment  -  Built 146 m<sup>2</sup>  Terrace 23 m<sup>2</sup>  3  2  Ref. 204700

 1.195.000 €

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.