



# Middle Floor Apartment for sale in Nueva Andalucía, Marbella

**750,000 €**

Reference: R5153167 Bedrooms: 3 Bathrooms: 3 Build Size: 140m<sup>2</sup> Terrace: 25m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Discover this beautifully renovated apartment in one of Marbella's most desirable neighborhoods, just steps from Centro Plaza and only minutes from the glamour of Puerto Banús.

Designed with elegance and comfort in mind, this bright south-facing home offers a generous living area that flows seamlessly onto a spacious partly covered terrace – the perfect spot to enjoy your breakfast while taking in sea views. The fully equipped modern kitchen complements the space, while three comfortable bedrooms provide privacy for the whole family. There's also the possibility of creating a fourth ensuite bedroom, ideal for guests or additional rental income.

Every detail has been carefully chosen to enhance your lifestyle: marble floors, electric shutters, a jacuzzi bath with LED lighting and Bluetooth speakers, thermal insulation, air conditioning, and automatic terrace irrigation. A private storage room adds convenience. If desired, certain decorative elements can also be modified to suit your taste.

Here, everything you need is at your doorstep – fine restaurants, shops, and supermarkets within walking distance, plus Marbella's golden beaches and vibrant Puerto Banús just minutes away.

A home that blends style, comfort, and location – ready for you to move in and start living the Marbella dream.



## Features:

### Features

Covered Terrace

Lift

Near Transport

Private Terrace

Storage Room

Ensuite Bathroom

Double Glazing

Fitted Wardrobes

Barbeque

### Views

Sea

### Pool

Communal

### Garden

Communal

### Energy Rating

E

### Orientation

South

### Setting

Close To Port

Close To Town

Close To Schools

### Furniture

Part Furnished

Optional

### Security

Gated Complex

### CO2 Emission Rating

D

### Climate Control

Air Conditioning

### Condition

Excellent

### Kitchen

Partially Fitted

### Parking

Communal