

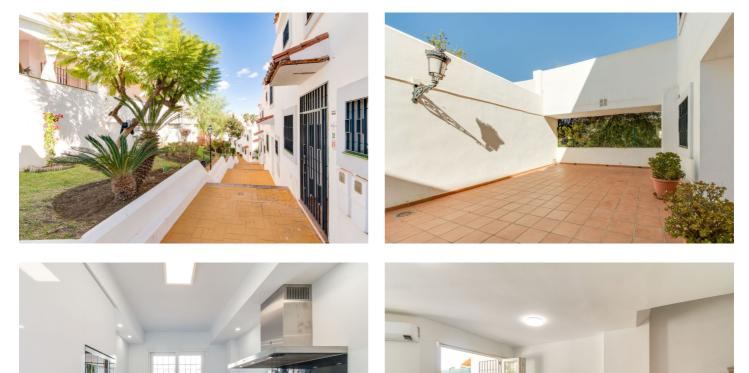


## Townhouse for sale in Nueva Andalucía, Marbella

 $\label{eq:Reference: R4978900} \begin{array}{cccc} \text{Bedrooms: 3} & \text{Bathrooms: 3} & \text{Build Size: } 87\text{m}^2 & \text{Terrace: } 27\text{m}^2 \end{array}$ 

## 449.000€









## Costa del Sol, Nueva Andalucía

Fabulous townhouse/duplex apartment located within a private community in the centre of Nueva Andalucia, Marbella. This spacious home is accessed via an extremely large community terrace area, which is only used by the owner of this property, which leads to the entrance hallway of the property. Inside, you find a modern design kitchen, dining and living area, along with a guest toilet. The lounge flows directly onto a very private terraced area, large enough to entertain and include several sun loungers, with views to the surrounding green areas. Upstairs, you find three spacious bedrooms, with the master enjoying en-suite facilities, a separate family bathroom and a further extremely spacious and very private terrace with partial sea views. The property also offers two underground private car parking spaces, making this an ideal home or rental investment, where short term rentals are currently permitted by the community. The property was completely refurbished in Q4 2023, including a new kitchen, bathrooms, new windows, new air-conditioning, new terraces and upgraded electrics, plus the current owner has paid towards a community fund which is due to start repainting the entire community in the coming weeks. Contact us now!





## Features:

Caratteristiche	Orientamento	Climate Control
Terrazza coperta	Sud -est	Aria condizionata
Terrazza privata		
Bagno privato		
Doppio vetro		
Armadi a muro		
Fibra ottica		
Viste	Collocamento	Condizione
Montagna	Vicino al golf	Eccellente
Giardino	Zona urbana	Recentemente rinnovato
Foresta	Vicino al mare	
	Vicino ai negozi	
	Vicino alla città	
	Vicino alle scuole	
	Vicino alla foresta	
Piscina	Mobilia	Cucina
Condominiale	Opzionale	Completamente arredata
Giardino	Sicurezza	Parcheggio
Condominiale	Complesso residenziale privato	Privato
		Più di uno
Utility	Categoria	Valutazione energetica
Elettricità	Case di vacanza	G
Acqua potabile	Golf	
	Rivendita	

Valutazione delle emissioni di CO2