



## Ground Floor Apartment for sale in Nueva Andalucía, Marbella

1.190.000 €

Reference: R5048257 Bedrooms: 3 Bathrooms: 2 Plot Size: 45m<sup>2</sup> Build Size: 130m<sup>2</sup> Terrace: 32m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

**Elegant Ground Floor Apartment with Private Garden in Prime Nueva Andalucía** This beautifully renovated ground floor apartment offers the perfect blend of modern design, high-quality finishes, and an unbeatable location in Nueva Andalucía — just minutes from Puerto Banús and within walking distance to Los Naranjos Golf Club, as well as restaurants, shops, and other amenities. The property features 3 spacious bedrooms and 2 stylish bathrooms, spread over 130 m<sup>2</sup> of interior space. Step outside to enjoy a 32 m<sup>2</sup> sunny terrace and a private 45 m<sup>2</sup> garden — ideal for relaxing, entertaining, or soaking up Marbella's year-round sunshine. Inside, no detail has been overlooked. The apartment has been fully renovated using top-quality materials, including elegant Belgian SPC laminate flooring with a stone layer, custom-painted MDF cabinetry, and luxury fittings throughout. All rooms benefit from underfloor heating, ensuring comfort in every season. The kitchen is equipped with state-of-the-art Siemens appliances, while the bathrooms feature premium brands such as Villeroy & Boch, Hansgrohe, Marazzi, and Generit. Designer touches and carefully curated furnishings add warmth and personality, including a custom master bedroom mirror that makes a true statement. Located in a quiet, secure gated community with beautifully maintained surroundings, this home is perfect for year-round living, a stylish holiday retreat, or a high-end investment in one of Marbella's most desirable residential areas. At a glance: Fully renovated with premium materials Underfloor heating throughout South-facing for all-day sun Gated community Walking distance to Los Naranjos Golf Club Close to shops, restaurants, schools & Puerto Banús



## Features:

### Caratteristiche

Terrazza coperta

Ascensore

Terrazza privata

Ripostiglio

Doppio vetro

Armadi a muro

### Viste

Giardino

### Piscina

Condominiale

### Giardino

Condominiale

Privato

### Categoria

Golf

Lusso

Rivendita

### Orientamento

Sud

### Collocamento

Vicino al golf

Zona urbana

Vicino al mare

Vicino alla città

### Mobilia

Completamente arredato

### Sicurezza

Complesso residenziale privato

Sicurezza 24 ore

### Climate Control

Aria condizionata

### Condizione

Eccellente

Recentemente rinnovato

### Cucina

Completamente arredata

### Parcheggio

Sottterraneo