



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

**640.000 €**

Reference: R5201509    Bedrooms: 2    Bathrooms: 1    Build Size: 70m<sup>2</sup>    Terrace: 18m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Elegant Mid-Floor Apartment with 5-Star Hotel Privileges in Las Brisas. Step into refined Marbella living with this stunning 70 m<sup>2</sup>, two-bedroom apartment located on the third floor of the prestigious Hotel del Golf Las Brisas – an exclusive gated residence in the heart of Marbella’s celebrated Golf Valley. Perfectly positioned opposite the iconic Real Club de Golf Las Brisas, home to world-class tournaments such as the Volvo Masters and the Spanish Open, this bright south-facing property enjoys sweeping views across lush fairways, the striking La Concha mountain, and the Mediterranean beyond. As part of a resort offering five-star hotel services, residents enjoy a seamless blend of luxury and convenience. The apartment is fully accessible for those with reduced mobility, featuring lift access and adapted facilities throughout. Designed for effortless comfort, it includes air conditioning, a beautifully maintained communal garden, and a heated outdoor pool surrounded by sun loungers and parasols – the perfect spot to unwind while overlooking Marbella’s most famous golf course. Complimentary community Wi-Fi and low energy costs thanks to the development’s sustainable solar systems further enhance daily living. Interior Features: Two generously sized double bedrooms with built-in wardrobes Modern family bathroom Bright open-plan living and dining space with direct access to a spacious private terrace – ideal for outdoor dining and relaxation Fully equipped contemporary kitchen with premium appliances Exclusive Resort Services & Security: 24-hour hotel reception, concierge, and guest assistance Gated community with round-the-clock video surveillance Secure underground parking with designated spaces Access to the prestigious Las Brisas Golf Clubhouse, featuring fine dining, a professional golf shop, and tennis courts Located in the heart of Nueva Andalucía, you’ll be only three minutes from the vibrant Puerto Banús marina, five minutes from Marbella’s golden beaches, and within easy reach of top international schools, gourmet restaurants, and boutique shopping. With Málaga Airport just 35 minutes away and multiple championship golf courses nearby – including Los Naranjos and Aloha – this property offers the perfect blend of leisure, lifestyle, and investment potential. Whether you’re seeking a full-time residence, a golf retreat, or a high-yield rental opportunity, this apartment captures the essence of Marbella luxury living. Book your private viewing today and experience it for yourself.



## Features:

### Caratteristiche

Terrazza coperta  
 Ascensore  
 Vicino ai mezzi di trasporto  
 Terrazza privata  
 TV satellitare  
 Pavimenti in marmo  
 Doppio vetro  
 Reception 24 ore  
 Armadi a muro  
 Wifi  
 Palestra  
 Tennis paddle  
 Campo da tennis  
 Barbecue  
 Ristorante in loco  
 Fibra ottica  
 Accesso per le persone con mobilità ridotta

### Viste

Campagna  
 Giardino  
 Giardino

### Piscina

Condominiale  
 Riscaldata

### Giardino

Condominiale

### Utility

Elettricità  
 Pannelli solari  
 Pannelli fotovoltaici

### Orientamento

Ovest

### Collocamento

Vicino al golf  
 Zona urbana  
 Vicino ai negozi  
 Vicino alle scuole  
 In prima linea di Golf

### Mobilia

Completamente arredato

### Sicurezza

Complesso residenziale privato  
 Sicurezza 24 ore  
 Citofono

### Categoria

Investimento  
 Golf  
 Lusso  
 Rivendita

### Climate Control

Aria condizionata  
 Freddo a/c  
 Caldo a/c

### Condizione

Eccellente

### Cucina

Completamente arredata

### Parcheggio

Coperto  
 Condominiale