



Ground Floor Apartment for sale in Nueva Andalucía, Marbella

699.000 €Reference: R5221963 Bedrooms: 2 Bathrooms: 2 Plot Size: 42m² Build Size: 164m² Terrace: 37m²



Costa del Sol, Nueva Andalucía

Luxury 2-Bedroom Ground Floor Apartment in Alminar de Marbella – La Cerquilla, Nueva Andalucía Welcome to this elegant and spacious 2-bedroom ground floor apartment located in Alminar de Marbella, within the prestigious La Cerquilla area of Nueva Andalucía – the heart of Marbella's Golf Valley. This property offers an exceptional combination of luxury, comfort, and Mediterranean charm, all within a secure gated community surrounded by lush greenery and tranquility.

Property Overview Set within a beautifully maintained urbanization featuring 24-hour security with closed-circuit cameras, landscaped gardens, and three large swimming pools, this apartment is ideal for those seeking an exclusive and peaceful lifestyle while being just minutes from all amenities and the beaches of Puerto Banús.

Main Features

- **Prime location:** La Cerquilla – one of Marbella's most sought-after residential enclaves, surrounded by world-class golf courses.
- **Spacious layout:** Entrance hall, large open-plan living and dining area with direct access to a private covered terrace and private garden with views of the manicured communal areas.
- **Modern kitchen:** Fully equipped with high-end appliances and an adjacent utility/laundry room.
- **Bedrooms & bathrooms:** 2 bedrooms and 2 bathrooms, including a master suite with en-suite bathroom and direct access to the terrace and garden.
- **Orientation:** South-east facing, ensuring plenty of natural light throughout the day.
- **Luxury finishes:** Marble floors, underfloor heating in the bathrooms, and independent A/C systems (hot & cold) with individual thermostats.
- **Technology & security:** Alarm system, fiber optic internet connection, and secure gated access.
- **Included in price:** Underground garage space and storage room for added convenience.

Community & Location Alminar de Marbella stands out for its elegant Mediterranean architecture, spacious common areas, and serene environment. The complex offers:

- 24-hour security service
- Three swimming pools with sunbathing areas
- Beautifully landscaped tropical gardens
- Easy access to nearby golf courses, restaurants, schools, and shops Just a short drive away, you will find Puerto Banús, Marbella town, and the surrounding beaches – making this the perfect residence or investment opportunity on the Costa del Sol.

In Summary This apartment represents a rare opportunity to own a luxurious ground floor residence with a private garden in one of Marbella's most exclusive communities. Whether as a full-time home, a holiday retreat, or a smart investment, it offers the perfect blend of style, space, and location. Contact us today for more information or to arrange a private viewing.



Features:

Caratteristiche

Terrazza coperta

Ascensore

Terrazza privata

Ripostiglio

Bagno privato

Pavimenti in marmo

Doppio vetro

Reception 24 ore

Armadi a muro

Ripostiglio

Fibra ottica

Accesso per le persone con mobilità

ridotta

Viste

Mare

Giardino

Piscina

Piscina

Condominiale

Giardino

Condominiale

Paesaggistico

Utility

Elettricità

Acqua potabile

Orientamento

Sud -est

Climate Control

Aria condizionata

Pre -installato a/c

Freddo a/c

Caldo a/c

Riscaldamento a pavimento nei bagni

Collocamento

Vicino al golf

Zona urbana

Vicino al mare

Vicino ai negozi

Vicino alla città

Vicino alle scuole

Mobilia

Completamente arredato

Sicurezza

Complesso residenziale privato

Sicurezza 24 ore

Sistema di allarme

Citofono

Categoria

Lusso

Rivendita

Condizione

Eccellente

Cucina

Completamente arredata

Parcheggio

Sotterraneo

Garage

Privato