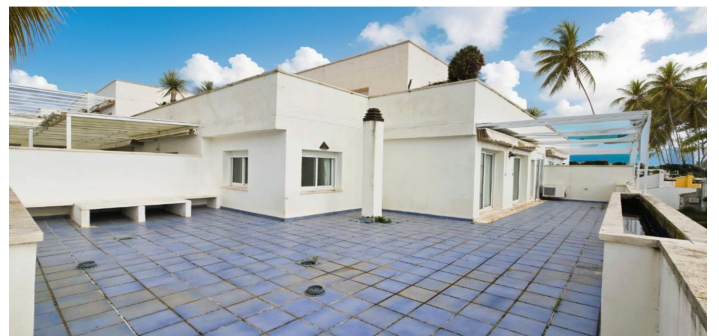




## Middle Floor Apartment for sale in Nueva Andalucía, Marbella

**379.000 €**

Reference: R5295856   Bedrooms: 1   Bathrooms: 1   Plot Size: 1m<sup>2</sup>   Build Size: 92m<sup>2</sup>   Terrace: 75m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

MARBELLA / NUEVA ANDALUCÍA Welcome to this spacious 1-bedroom, 1-bathroom corner apartment with an extra-large south-facing terrace with sea views. With the potential to be converted into a 2-bedroom, 2-bathroom home. A neighbour has already completed a stunning renovation of an identical unit — photos available on request. Ideally located just a 5-minute drive from Puerto Banús, and within walking distance to shops, the renowned Marbella Real Gym, and its popular paddle tennis club. The apartment offers a bright and airy layout, featuring an entrance hall, a generous kitchen, a large living room, and a double bedroom with an en-suite bathroom. Natural light flows throughout the property, enhancing the sense of space. The true highlight is the impressive L-shaped terrace — perfect for entertaining guests, hosting gatherings, or simply sunbathing in complete privacy while enjoying sea and pool views. The price includes a storage room and an underground parking space. The residential complex boasts excellent facilities, including landscaped gardens, a children's playground, a basketball/football court, two large swimming pools plus a children's pool, and paddle tennis courts. A fantastic opportunity in one of Marbella's most sought-after areas — contact us today for more information or to arrange a viewing.





## Features:

### Caratteristiche

Terrazza coperta  
Ascensore  
Terrazza privata  
TV satellitare  
Ripostiglio  
Bagno privato  
Pavimenti in marmo  
Doppio vetro  
Armadi a muro  
Wifi  
Tennis paddle  
Ripostiglio

### Viste

Mare  
Giardino  
Piscina

### Piscina

Condominiale

### Giardino

Condominiale

### Utility

Elettricità  
Acqua potabile  
Telefono

### Orientamento

Sud  
Ovest  
Sud -ovest

### Collocamento

Vicino al porto  
Zona urbana  
Vicino al mare  
Vicino alla città  
Vicino al porto

### Mobilia

Non arredato

### Sicurezza

Complesso residenziale privato  
Citofono

### Categoria

Rivendita

### Climate Control

Aria condizionata  
Freddo a/c  
Caldo a/c

### Condizione

Eccellente

### Cucina

Completamente arredata

### Parcheggio

Sottterraneo