



# Townhouse for sale in Nueva Andalucía, Marbella

1.499.000 €

Reference: R5327224 Bedrooms: 4 Bathrooms: 4 Build Size: 230m<sup>2</sup> Terrace: 60m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

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Beautifully renovated four-bedroom townhouse, where light, space, and modern comfort come together seamlessly. Located in the highly sought-after and family-friendly community of La Rinconada in Nueva Andalucía, this home perfectly embodies Marbella's relaxed lifestyle. Surrounded by the lush greenery of the renowned Golf Valley, the property sits within a charming, gated Andalusian-style complex.

The community features mature landscaped gardens with tall palm trees and a peaceful communal swimming pool, creating a serene and private atmosphere. Recently refurbished throughout, Casa Preciosa combines high-quality materials with a smart and elegant design distributed over two bright levels.

The ground floor offers an open-plan layout with a modern kitchen and a welcoming living area that opens onto a sun-drenched terrace, ideal for al fresco dining with views over the garden and pool, and with direct access to the communal green areas.

This level also includes two guest bedrooms sharing a full bathroom, along with a separate guest toilet and a discreet utility room for added convenience. Upstairs, the master bedroom enjoys its own private terrace overlooking the gardens, pool, and the beautiful mountain views of the Golf Valley. An additional guest bedroom with an en-suite bathroom completes the layout, ensuring comfort and privacy for all.

Thanks to its excellent orientation, the house benefits from abundant afternoon sunlight, making it perfect for those who appreciate indoor-outdoor living. The property is within walking distance of top restaurants, a supermarket, Aloha Tennis & Paddle Club, and Aloha Golf.

The prestigious golf courses Las Brisas, Magna, and Los Naranjos, as well as Aloha College, are just minutes away. Casa Preciosa offers a rare opportunity to acquire a beautifully designed home in one of Marbella's most desirable areas—a perfect blend of style, comfort, and location..

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## Features:

### Caratteristiche

Terrazza coperta  
Vicino ai mezzi di trasporto  
Terrazza privata  
Bagno privato  
Doppio vetro  
Armadi a muro  
Wifi  
Barbecue  
Fibra ottica

### Viste

Mare  
Montagna  
Giardino  
Piscina  
Golf

### Piscina

Condominiale

### Sicurezza

Sistema di allarme  
Persiane elettriche

### Valutazione energetica

B

### Orientamento

Sud -ovest

### Collocamento

Vicino al golf  
Vicino al porto  
Vicino al mare  
Vicino ai negozi  
Vicino alla città  
Vicino alle scuole

### Mobilia

Completamente arredato

### Parcheggio

Condominiale

### Valutazione delle emissioni di CO2

B

### Climate Control

Aria condizionata  
Riscaldamento centrale  
Riscaldamento a pavimento nei bagni

### Condizione

Nuove costruzioni

### Giardino

Privato

### Categoria

Lusso