



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

**415,000 €**

Reference: R5131159    Bedrooms: 3    Bathrooms: 2    Build Size: 93m<sup>2</sup>    Terrace: 20m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Located in the heart of the Golf Valley, this beautifully presented ground floor apartment offers a rare opportunity to enjoy living in one of Marbella's most sought-after residential areas — Nueva Andalucía. Set within a secure small complex of 10 apartments, the property features three spacious bedrooms and two modern bathrooms, including a master suite with direct access to a generous private terrace that has been converted partly to dining area and kitchen has been moved there aswell. The open-plan living and dining area is both bright and welcoming, seamlessly connecting to an expansive outdoor space ideal for relaxing or entertaining year-round. Located in the heart of the Golf Valley, this beautifully presented ground floor apartment offers a rare opportunity to enjoy living in one of Marbella's most sought-after residential areas — Nueva Andalucía. The gated community has private garden, swimming pool, and is located just minutes from renowned golf courses such as Los Naranjos, Aloha, and Las Brisas. Puerto Banús, with its luxury boutiques, fine dining, and sandy beaches, is only a short drive away. \*Highlights:\* \* Ground floor convenience \* Excellent condition, ready to move in \* Ideal for families, golfers, or as a high-performing rental investment \* Prime location close to schools, shops, and top golf courses Don't miss this opportunity to own a turn-key property in one of Marbella's most prestigious neighborhoods. Viewings highly recommended. \*Contact us today to arrange a private tour.



## Features:

### Features

Covered Terrace  
Near Transport  
Fitted Wardrobes

### Views

Garden

### Orientation

East

### Climate Control

Air Conditioning  
Central Heating

### Setting

Close To Golf  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Condition

Excellent

### Pool

Communal

### Furniture

Optional

### Garden

Communal

### Security

Gated Complex