



## Townhouse for sale in Nueva Andalucía, Marbella

**790,000 €**

Reference: R4890271   Bedrooms: 3   Bathrooms: 3   Plot Size: 30m<sup>2</sup>   Build Size: 157m<sup>2</sup>







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## Costa del Sol, San Pedro de Alcántara

This magnificent townhouse in Nueva Andalucía, Marbella—a prime location between Puerto Banús and San Pedro de Alcántara. The property, with a south-facing orientation that ensures natural light throughout the day, offers direct access to the communal pool and private gardens, perfect for enjoying the Mediterranean lifestyle. Inside, it features a spacious living-dining room with a fireplace and access to the private garden, a fully equipped independent kitchen with a laundry room, a master bedroom with an en-suite bathroom and private terrace, two additional bedrooms sharing a full bathroom, and a guest toilet. The house is ideal for families or those seeking a secure investment due to its proximity to the sea, just a few steps away, and iconic locations like Puerto Banús, with its vibrant leisure and shopping options, and the amenities of San Pedro de Alcántara. Additionally, the area offers quick access to main roads as well as proximity to golf courses, restaurants, exclusive shops, supermarkets, and international schools. A unique opportunity to live or invest in one of the best locations in Marbella!



## Features:

### Features

Covered Terrace  
Ensuite Bathroom  
Marble Flooring  
Fitted Wardrobes  
Utility Room

### Views

Garden  
Pool

### Pool

Communal  
Heated  
Children`s Pool

### Garden

Communal  
Private

### Utilities

Electricity  
Drinkable Water

### Orientation

South

### Setting

Commercial Area  
Beachside  
Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Town  
Close To Schools

### Furniture

Fully Furnished

### Security

Gated Complex

### Category

Holiday Homes  
Beachfront

### Climate Control

Air Conditioning

### Condition

Fair

### Kitchen

Fully Fitted

### Parking

Garage  
Private  
Covered  
More Than One