



## House in Nueva Andalucía

Bedrooms **4** Bathrooms **4** Built **359m2** Plot **1594m2**  
**R4786714** **House** **Nueva Andalucía** **3.250.000€**

Beautiful 4 bedroom villa situated in the heart of Nueva Andalucía – walking distance to all amenities. This 4 bedroom, 4 bathroom villa is one of the most idyllic properties in the area, situated within walking distance to all of the bars, restaurants and shops within Aloha and Avenida del Prado. The house has a total built size of 359m<sup>2</sup>, which is distributed over one level on a plot size of just under 1,600m<sup>2</sup> and includes 4 bedrooms, 4 bathrooms, 2 living areas, kitchen and utility room. Constructed in 1980 the property has a south / south west orientation with direct access from the living area and terraces onto the lush gardens and swimming pool area. The property was reformed 10 years ago and presents itself in a stylish and sophisticated manner that fits into modern day living. This is a well designed property that allows full use of the plot with a house that flows beautifully within. There are also plans to extend the property and create more space and value to the house if desired. This is an oasis of a property that is nestled in its own private area yet is in one of the prime areas of Nueva Andalucía and ideally located for access to Aloha, Puerto Banus and Marbella. Contact us now for further details or to arrange a viewing.

Covered Terrace  
Ensuite Bathroom  
Marble Flooring  
Utility Room

Covered Terrace  
Fiber Optic  
Near Transport  
WiFi

Double Glazing  
Fitted Wardrobes  
Private Terrace