

# ALL IN real estates



## Middle Floor Apartment in Nueva Andalucía

Bedrooms **3** Bathrooms **2** Built **150m<sup>2</sup>** Terrace **30m<sup>2</sup>**

**R5131015**

**Middle Floor  
Apartment**

**Nueva Andalucía**

**599.000€**

Modern Mediterranean Living in Nueva Andalucía's Newest Luxury Enclave Experience a refined blend of Manhattan-inspired elegance and contemporary Mediterranean comfort in this beautifully appointed south-facing three-bedroom, 2-bathroom residence. Set within one of the most recent high-spec buildings in Nueva Andalucía, the home offers an elevated lifestyle with a welcoming double-height lobby, concierge service, landscaped gardens, and exceptional amenities at your doorstep. The apartment features open-plan interiors with floor-to-ceiling glazing, a sleek integrated kitchen, and direct access to two generous terraces capturing soft sunlight and partial views of the golf course and surrounding mountains. The layout provides three spacious bedrooms and modern bathrooms, designed to offer both privacy and comfort. A curated furniture package, mirroring the current presentation, is available for those seeking a ready-to-enjoy home or an effortless rental investment. Residents benefit from exclusive on-site facilities, including a panoramic rooftop swimming pool, a private fitness studio, serene garden areas, and full concierge support. The property also includes underground parking and a secure storage room. The location is one of the development's greatest assets. Step outside into a vibrant and walkable new district with cafés, boutiques, supermarkets, and a lively pedestrian boulevard. Parks, a local padel club, and the Centro Polivalente for wellness, culture, and community events are all a short stroll

away. Puerto Banús and the beach are reached within five minutes, bringing the best of Marbella's lifestyle within effortless reach. A standout residence for those seeking a stylish primary home, a luxury retreat, or a premium investment in one of Marbella's most sought-after areas.

Bar

Day Care

Fitted Wardrobes

Near Church

Staff Accommodation

Bar

Domotics

Gym

Private Terrace

Utility Room

Covered Terrace

Ensuite Bathroom

Lift

Solarium

Wood Flooring