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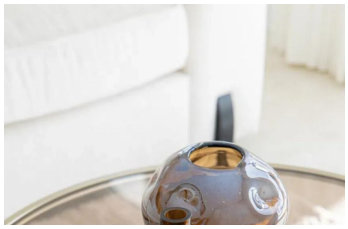



Penthouse Duplex in Nueva Andalucía

Bedrooms	**4**	Bathrooms	**3**	Built	**170m2**	Terrace	**70m2**

R5250160 **Penthouse Duplex** **Nueva Andalucía** **1.150.000€**

Recently fully renovated to a high standard, the property combines contemporary design with a prime location in one of Marbella's most sought-after residential areas. The main floor is designed to enhance indoor-outdoor living and features an open-plan living and dining area with direct access to a spacious terrace, ideal for relaxing or entertaining. A modern kitchen, a guest toilet, and a well-proportioned bedroom on this level add flexibility and comfort, making it suitable for guests or single-level living if required. The upper floor is dedicated to the night area and offers three well-sized bedrooms. The primary suite benefits from generous wardrobe space, an en-suite bathroom, and access to a private terrace. The two additional bedrooms share a well-appointed bathroom, providing a practical and balanced layout for family living. From the upper level, a staircase leads to the rooftop solarium, offering a private outdoor retreat with excellent potential for leisure and open-air enjoyment. Residents of Aloha Gardens enjoy access to three communal swimming pools set within landscaped grounds. The property is ideally located close to renowned restaurants, boutique shops, tennis clubs, and some of the finest golf courses in Nueva Andalucía. This is a strong opportunity to acquire a fully renovated duplex penthouse in a highly regarded and central residential enclave. Property Highlights – Duplex penthouse, fully renovated – Four bedrooms: one on the main floor, three on the upper floor – Three bathrooms including guest toilet – Open-plan living area with terrace access – Private rooftop solarium – Gated

community with three communal swimming pools – Prime Nueva Andalucía location near golf, dining, and amenities. Penthouse Duplex, Nueva Andalucía, Costa del Sol. 4 Bedrooms, 3 Bathrooms, Built 170 m², Terrace 70 m². Setting : Commercial Area, Close To Schools, Urbanisation. Orientation : South. Condition : Excellent, Recently Renovated, Recently Refurbished. Pool : Communal, Children`s Pool. Climate Control : Air Conditioning, Hot A/C, Cold A/C. Views : Garden. Features : Covered Terrace, Fitted Wardrobes, Private Terrace, WiFi, Storage Room, Utility ?Room, ?Ensuite ?Bathroom, ?Double ?Glazing, Near Church, ?Fiber ?Optic. Furniture : Fully Furnished. Kitchen : ?Fully Fitted. Garden ?: Communal. Security ?: ?Gated Complex. Parking : Underground, ?Garage, ?Covered, ?Private. Category ?: ?Golf, ?Luxury, ?Resale.

Covered Terrace	Covered Terrace	Double Glazing
Ensuite Bathroom	Fiber Optic	Fitted Wardrobes
Near Church	Private Terrace	Storage Room
Utility Room	WiFi	