



## Middle Floor Apartment in Nueva Andalucía

Bedrooms **2** Bathrooms **2** Built **128m2** Terrace **0m2**

**R5292346**

**Middle Floor  
Apartment**

**Nueva Andalucía**

**949.000€**

This newly styled and modern apartment offers breathtaking sea views and presents an exceptional opportunity for buyers seeking a comfortable and convenient home in one of the most desirable areas of Marbella. Perfectly suited for families or as a holiday residence, the property combines contemporary living with an unbeatable location within walking distance of all essential amenities. Accessed via three sets of stairs with no lift in the community, the apartment opens into a welcoming entrance hall featuring a guest toilet with shower to the right. Straight ahead is a fully fitted kitchen equipped with modern appliances, complemented by a separate utility room with washing machine for added convenience. To the left of the entrance, an open-plan living and dining area creates a bright and spacious environment, ideal for relaxing or entertaining guests. From here, there is direct access to a stunning terrace with panoramic sea views, offering the perfect setting for al fresco dining and enjoying the Mediterranean lifestyle. The property features two beautifully presented bedrooms finished to a high standard. The master bedroom benefits from direct access to the terrace, allowing you to wake up to sea views each morning. Both bedrooms share a stylish bathroom with shower. Situated within the gated Andalucía Garden Club community, residents enjoy access to a large communal swimming pool and a tennis court, enhancing the lifestyle appeal of this property. The location is truly unbeatable, positioned next to Centro Plaza and within

easy walking distance of beaches, restaurants, cafés, supermarkets, and a wide range of local services. This modern sea view apartment in Andalucía Garden Club represents an outstanding investment opportunity and an ideal home

Covered Terrace  
Near Transport  
Utility Room

Covered Terrace  
Paddle Tennis

Fitted Wardrobes  
Private Terrace