



Ground Floor Apartment in Atalaya

Bedrooms **2** Bathrooms **2** Built **99m²** Terrace **28m²**

R5433574

**Ground Floor
Apartment**

Atalaya

430.000€

Beautiful West-Facing Ground Floor Apartment with Large Private Garden in Benatalaya – Atalaya Located in the prestigious gated community of Benatalaya, this spacious 2-bedroom, 2-bathroom ground floor apartment offers an excellent combination of comfort, privacy and an outstanding location on the New Golden Mile. The apartment comprises 99 m² built, a 28 m² covered terrace, and a generous 34.60 m² private garden, creating wonderful outdoor living spaces to enjoy the afternoon and evening sun thanks to its desirable west-facing orientation. From the terrace and garden you can enjoy pleasant open views across the valley and towards the surrounding mountains. Inside, the property is in good condition and offers a bright, spacious living and dining area with direct access to the terrace and garden. The separate fully fitted kitchen includes a practical utility/laundry room, making everyday living both comfortable and functional. The master bedroom benefits from an en-suite bathroom, while the second bedroom is ideal for guests, children or a home office. The apartment is sold with one underground parking space and a 9.60 m² private storage room. Benatalaya is one of the most sought-after communities in the Atalaya area, renowned for its beautifully maintained tropical gardens, excellent security and outstanding facilities. Residents enjoy 24-hour gated security, a luxurious spa with a heated indoor swimming pool, a fully equipped gym, and four outdoor swimming pools, including a large family pool with lifeguard during the

summer months. The location is ideal for both permanent living and holidays. Within walking distance you will find a supermarket, several golf courses, restaurants, and the new commercial centre currently nearing completion. The highly regarded Atalaya International School is located next door, making this an excellent choice for families. With its spacious layout, generous outdoor areas, excellent community facilities and prime location close to Marbella, Puerto Banús, Estepona and the beaches, this apartment represents fantastic value whether you are looking for a permanent residence, holiday home or investment on the Costa del Sol. Features: - West-facing - 2 bedrooms & 2 bathrooms - 99 m² built - 28 m² covered terrace - 34.60 m² private garden - Valley and mountain views - Separate fully fitted kitchen - Utility/laundry room - Underground parking - 9.60 m² storage room - 24-hour security - Heated indoor pool & spa - Fully equipped gym - Four outdoor swimming pools - Beautiful landscaped tropical gardens - Walking distance to amenities, golf and Atalaya International School - Excellent rental or family home potential

Access for people with reduced mobility

Double Glazing

Fitted Wardrobes

Marble Flooring

Storage Room

Access for people with reduced mobility

Ensuite Bathroom

Gym

Near Transport

Utility Room

Covered Terrace

Fiber Optic

Lift

Private Terrace

WiFi