



Middle Floor Apartment in Nueva Andalucía

Bedrooms

3

Bathrooms

2

Built

124m²

Terrace

0m²

R5444410

**Middle Floor
Apartment**

Nueva Andalucía

510.000€

Beautiful three-bedroom apartment in an excellent location within the well-known Los Naranjos de Marbella development, in the highly sought-after area of Nueva Andalucía, close to La Dama de Noche and just a short distance from Puerto Banús and the beaches of Marbella. The property is located in a secure gated community with beautifully maintained communal areas, mature gardens, an Andalusian-style fountain and a large swimming pool, creating a peaceful and pleasant residential atmosphere. This is an ideal setting for both year-round living and holiday use, offering comfort, privacy and convenience in one of the most desirable areas of the Costa del Sol. The apartment has a built area of 124 m² and is presented in good condition. It is sold fully furnished and offers a practical and spacious layout, including three bedrooms, two bathrooms, a bright living and dining area with a fireplace, and direct access to a private terrace. The property also features a balcony, air conditioning, heating and a private parking space. Its location is one of its main advantages. Los Naranjos de Marbella is a very popular residential area in Nueva Andalucía, known for its excellent accessibility and its proximity to all essential services. Supermarkets, cafés, restaurants, international schools, sports facilities and everyday amenities are all within easy reach, making day-to-day living extremely comfortable. Puerto Banús marina, with its luxury boutiques, restaurants, beach clubs and vibrant lifestyle, is approximately a 20-minute walk

away, while the beaches of Marbella are also nearby. The area is also very well connected to Marbella town centre, San Pedro de Alcántara, the Golf Valley and the main coastal road. Thanks to its size, location and strong rental potential, this property represents an excellent opportunity either as a permanent residence, a holiday home or an investment in one of the most established and in-demand areas of Marbella.

Private Terrace

Private Terrace