ALL IN real estates








Townhouse in Nueva Andalucía

Bedrooms	3	Bathrooms	2	Built	160m2	Plot	185m2

R5309338	Townhouse	Nueva Andalucía	1.045.000€

Discover this rare opportunity to own a charming townhouse for sale in Los Altos de Aloha, one of the most desirable residential complexes in Nueva Andalucía, Marbella. Perfectly positioned frontline to the pool, this beautifully maintained property offers comfort, privacy, and a true Andalusian lifestyle. Located within a secure gated community, the home features a bright and spacious layout across two floors: Ground Floor: - Welcoming entrance with guest toilet. - Generously sized kitchen with underfloor heating and a serving hatch. - Split-level dining and living area with large sliding doors opening to a sun-drenched southwest-facing terrace overlooking the communal gardens. First Floor: - Master bedroom with en-suite bathroom and access to a private terrace. - Two additional double bedrooms sharing a modern bathroom. This southwest-facing townhouse is ideal for enjoying Marbella’s sunshine all year round. Unique Feature: Unlike other units, this townhouse boasts an extended covered terrace, currently set up as a bodega and BBQ area — perfect for entertaining or enjoying the Marbella lifestyle year-round. It’s a standout feature that adds exceptional value and charm. Additional Features: - Carport parking space. - Storage room. - Drive-up access directly to the front door with a short-term unloading/loading area. - Outdoor swimming pool (open all year round). - Heated outdoor pool (open during summer months). - Children's swimming pool. - Community paddle and tennis courts. Whether you're looking for a holiday home, a permanent residence, or an investment property in

Nueva Andalucía, this townhouse ticks all the boxes. Located ?just ?minutes ?from ?Aloha ?Golf, Puerto Banús, ?top ?international schools, and all amenities. Don't ?miss your ?chance to ?own ?a home in Altos ?de ?Aloha ?— ?where ?location ?meets ?lifestyle.

Barbeque	Barbeque	Fitted Wardrobes
Marble Flooring	Paddle Tennis	Private Terrace