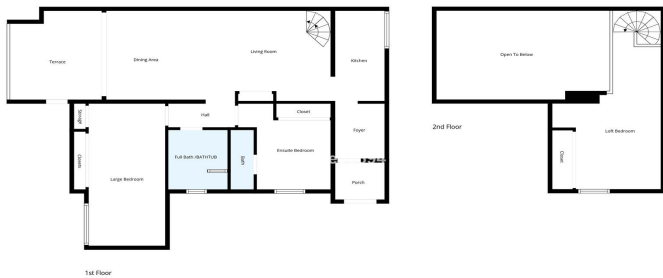




Stadthaus zum Verkauf in Nueva Andalucía, Marbella

500.000 €

Referenz: R5384701 Schlafzimmer: 3 Badezimmer: 2 Garten: 133m² Terrasse: 1m²



Floor Plan Created By Cubicase App. Measurements Deemed Highly Reliable But Not Guaranteed.





Costa del Sol, Puerto Banús

Townhouse-Style Duplex Near Puerto Banús – Huge Garden Sanctuary & Reform Potential

Just approximately 500 metres from the beach and moments from Puerto Banús, Hard Rock Hotel, Vovem Steakhouse and Centro Plaza, this charming 3-bedroom, 2-bathroom townhouse-style duplex offers a rare opportunity to create a beautiful lifestyle home or high-potential investment in one of Marbella's most desirable walkable locations.

Tucked away within a peaceful Andalusian-style community in the heart of Nueva Andalucía, the property enjoys a surprisingly tranquil and private atmosphere surrounded by mature greenery, lush gardens and charming pueblo-style architecture, while remaining close to beaches, restaurants, beach clubs, nightlife and all amenities.

The home benefits from direct ground-level access with parking conveniently located directly outside the entrance, giving it the feel of a small private house rather than a typical apartment. Inside, the layout is bright and characterful, featuring an open living space with spiral staircase leading to an upper loft-style third bedroom or flexible second living area, creating a unique townhouse-style feel rarely found in this location and price range.

A private terrace overlooks the beautifully maintained communal gardens below, while the low-density urbanisation offers peaceful pathways, mature landscaping and authentic Mediterranean charm.

The property is currently in largely original condition and would benefit from modernisation, offering excellent scope to significantly enhance both value and lifestyle appeal through renovation. With strong demand for updated homes in walkable Nueva Andalucía locations close to the beach and Puerto Banús, this represents an exciting opportunity for buyers seeking long-term upside in one of Marbella's most desirable areas.

A unique reform opportunity combining location, lifestyle, charm and future potential just moments from the beach and Puerto Banús.



Eigenschaften:

Merkmale

Überdachte Terrasse
In der Nähe des Transports
Private Terrasse
Badezimmer
Marmorböden
Einstellungsschränke
W-lan
In der Nähe der Moschee
Personalunterkunft
In der Nähe der Kirche

Ansichten

Garten
Pool
Hof

Pool

Gemeinschaft

Garten

Gemeinschaft
Angelegt
Einfache Wartung

Versorgungsunternehmen

Strom
Trinkbares Wasser
Telefon

Orientierung

Süden
West
Südwesten

Einstellung

In der Nähe des Hafens
Urbanisierung
In der Nähe des Meeres
In der Nähe von Geschäften
In der Nähe der Stadt
In der Nähe von Schulen
Stadt
Vorort
In der Nähe von Marina

Möbel

Voll eingerichtet
Optional

Sicherheit

Gated Complex
Elektrische Jalousien

Kategorie

Reduziert
Ferienhäuser
Investition
Schnäppchen
Billig
Aus Plan
Wiederverkauf
Mit Baugenehmigung

Klimakontrolle

Klimaanlage
Vor installierte a/c
Kalte a/c
Heiße A/C.

Zustand

Gut
Gerecht
Renovierung erforderlich
Wiederherstellung erforderlich

Küche

Voll ausgestattet

Parken

Privat
Gemeinschaft