



## Ground Floor Apartment for sale in Nueva Andalucía, Marbella

795.000 €

Referenz: R5107042 Schlafzimmer: 2 Badezimmer: 3 Garten: 263m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Experience refined living in this elegant elevated ground floor apartment, located in the exclusive Albatross Hill community in Nueva Andalucía, Marbella. Set in a prestigious gated complex, the property offers exceptional privacy, security, and access to top-tier amenities, including landscaped outdoor swimming pools, an indoor heated pool, a fully equipped gym, sauna, and a tennis court. Its elevated setting provides stunning panoramic views of the valley and coastline. Designed for comfort and style, the apartment features a spacious open-plan living and dining area with a cozy fireplace, seamlessly flowing onto a private terrace with both covered and open-air spaces—ideal for enjoying Marbella's mild climate. The kitchen is fully equipped and includes a separate utility room for added functionality. Both bedrooms are generously proportioned and feature en-suite bathrooms, while a guest toilet adds to the apartment's convenience. Perfectly situated in the heart of Marbella's famous Golf Valley, the residence is close to top golf courses like Los Naranjos, Las Brisas, and Aloha. The vibrant Puerto Banús marina, upscale shops, fine dining, sandy beaches, and essential services are only a short drive away, offering the best of both tranquility and accessibility. This property includes an underground parking space and a private storage room, making it an excellent choice for a permanent home, a luxury holiday retreat, or a high-potential investment opportunity in one of Marbella's most desirable residential areas.



## Eigenschaften:

### Merkmale

Überdachte Terrasse

Private Terrasse

Lagerraum

Marmorböden

Einstellungsschränke

Fitnessstudio

Sauna

Paddel -Tennis

Versorgungsraum

### Einstellung

In der Nähe von Golf

### Garten

Gemeinschaft

### Klimakontrolle

Kamin

### Pool

Gemeinschaft

Erhitzt

Innenräume

### Sicherheit

Gated Complex

24 -Stunden -Sicherheit

Eingabetelefon

### Ansichten

Meer

### Küche

Teilweise montiert

### Parken

Privat