



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

485,000€

Reference: R5203078

Bedrooms: 3

Bathrooms: 2

Build Size: 108m<sup>2</sup>















## Costa del Sol, Nueva Andalucía

Modern Unfinished Apartment in La Campana, Nueva Andalucía This modern southeast-facing apartment offers excellent potential and natural light throughout. It features 3 bedrooms, 2 bathrooms, and a fully fitted kitchen with a utility room. Ideally located, within walking distance to all amenities and just 2 km from the beach. A garage and storage room are included. Currently, the property is rented to a reliable tenant at €2,300 per month, fully covered by insurance — ensuring no risk of non-payment. A highly profitable investment, generating approximately €22,000 net profit per year after taxes — that's nearly €100,000 in just four years.





## **Features:**

FeaturesOrientationClimate ControlLiftSouth EastAir Conditioning

Near Transport Storage Room

Gym

ViewsSettingConditionMountainCommercial AreaExcellent

Garden Close To Golf
Close To Port
Urbanisation
Close To Sea
Close To Shops

Close To Schools Close To Marina

PoolFurnitureKitchenCommunalNot FurnishedFully FittedGardenSecurityParkingCommunalGated ComplexGarage

UtilitiesCategoryElectricityHoliday HomesDrinkable WaterInvestment

Golf Resale

Contemporary