



Apartamento Planta Baja en venta en Nueva Andalucía, Marbella

699.000 €

Referencia: R5221963 Dormitorios: 2 Baños: 2 Terreno: 42m² Construido: 164m² Terraza: 37m²





Costa del Sol, Nueva Andalucía

Luxury 2-Bedroom Ground Floor Apartment in Alminar de Marbella – La Cerquilla, Nueva Andalucía Welcome to this elegant and spacious 2-bedroom ground floor apartment located in Alminar de Marbella, within the prestigious La Cerquilla area of Nueva Andalucía – the heart of Marbella's Golf Valley. This property offers an exceptional combination of luxury, comfort, and Mediterranean charm, all within a secure gated community surrounded by lush greenery and tranquility. **Property Overview** Set within a beautifully maintained urbanization featuring 24-hour security with closed-circuit cameras, landscaped gardens, and three large swimming pools, this apartment is ideal for those seeking an exclusive and peaceful lifestyle while being just minutes from all amenities and the beaches of Puerto Banús. **Main Features**

- Prime location: La Cerquilla – one of Marbella's most sought-after residential enclaves, surrounded by world-class golf courses.
- Spacious layout: Entrance hall, large open-plan living and dining area with direct access to a private covered terrace and private garden with views of the manicured communal areas.
- Modern kitchen: Fully equipped with high-end appliances and an adjacent utility/laundry room.
- Bedrooms & bathrooms: 2 bedrooms and 2 bathrooms, including a master suite with en-suite bathroom and direct access to the terrace and garden.
- Orientation: South-east facing, ensuring plenty of natural light throughout the day.
- Luxury finishes: Marble floors, underfloor heating in the bathrooms, and independent A/C systems (hot & cold) with individual thermostats.
- Technology & security: Alarm system, fiber optic internet connection, and secure gated access.
- Included in price: Underground garage space and storage room for added convenience.

Community & Location Alminar de Marbella stands out for its elegant Mediterranean architecture, spacious common areas, and serene environment. The complex offers:

- 24-hour security service
- Three swimming pools with sunbathing areas
- Beautifully landscaped tropical gardens
- Easy access to nearby golf courses, restaurants, schools, and shops Just a short drive away, you will find Puerto Banús, Marbella town, and the surrounding beaches – making this the perfect residence or investment opportunity on the Costa del Sol.

In Summary This apartment represents a rare opportunity to own a luxurious ground floor residence with a private garden in one of Marbella's most exclusive communities. Whether as a full-time home, a holiday retreat, or a smart investment, it offers the perfect blend of style, space, and location. Contact us today for more information or to arrange a private viewing.



Características:

Características	Orientación	Climatización
Terraza Cubierta	Orientación Sureste	Aire Acondicionado
Ascensor		A/A Preinstalado
Terraza Privada		A/A Frio
Trastero - Almacén		A/A Caliente
Baño En-Suite		Baño
Suelos de Mármol		
Doble acristalamiento		
24 Horas Recepción		
Armarios Empotrados		
Lavadero		
Fibra óptica		
Access for people with reduced mobility		
Vistas	Posición	Estado
Vistas al Mar	Cerca de Golf	Excelente estado de conservación
Vistas a Jardín	Urbanización	
Vistas a Piscina	Cerca del Mar	
	Cerca de Tiendas	
	Cerca de Cuidad	
	Cerca de Colegios	
Piscina	Muebles	Cocina
Piscina Comunitaria	Completamente Amueblada	Cocina Equipada
Jardín	Seguridad	Aparcamiento
Jardín Comunitario	Recinto Cerrado	Párking Subterráneo
Jardín Paisajístico	Seguridad de 24 horas	Garaje
	Alarma	Párking Privado
	Portero Automático	
Servicios Públicos	Categoría	
Electricidad	Lujo	
Agua Potable	Reventa	