



## Penthouse for sale in Nueva Andalucía, Marbella

525,000 €

Reference: R5236423 Bedrooms: 2 Bathrooms: 2 Build Size: 93m<sup>2</sup> Terrace: 85m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

TOURIST LICENCE IN PLACE!!!

Welcome to this beautifully presented 2-bedroom, 2-bathroom penthouse located in the sought-after community of La Dama de Noche, just a short walk—1,000 meters—from the beach and the vibrant heart of Puerto Banús

This top-floor apartment is filled with natural light and offers stunning panoramic views of the mountains, creating a peaceful and uplifting atmosphere throughout the day. The spacious layout makes it ideal as a primary residence, holiday home, or investment property.

Set within a secure, well-maintained development, residents enjoy access to:

- Two large swimming pools
- Six paddle tennis courts
- 24-hour security
- Lush landscaped gardens and peaceful walking paths

With easy access to Marbella, San Pedro, and Nueva Andalucía, everything you need is within reach—whether you’re heading out for dinner, enjoying a day at the beach, or exploring the Costa del Sol.

This is a fantastic opportunity to enjoy comfort, convenience, and a premium lifestyle in one of the area’s most desirable communities.



## Features:

### Features

Lift  
Marble Flooring  
Fitted Wardrobes

### Views

Mountain  
Golf

### Pool

Communal

### Security

Gated Complex  
24 Hour Security

### CO2 Emission Rating

E

### Orientation

East

### Setting

Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Furniture

Optional

### Parking

Private

### Climate Control

Air Conditioning

### Condition

Good  
Renovation Required

### Garden

Communal

### Energy Rating

E