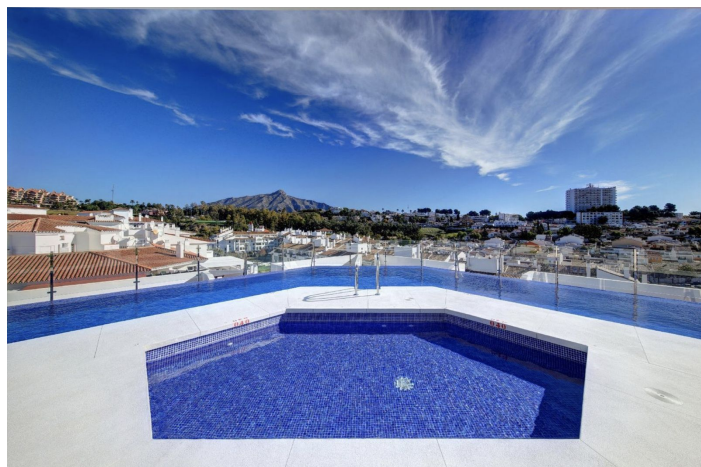




# Apartamento Planta Media en venta en Nueva Andalucía, Marbella

479.000 €

Referencia: R5258161    Dormitorios: 3    Baños: 2    Construido: 110m<sup>2</sup>    Terraza: 22m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Stunning New-Build Apartment in Nueva Andalucía, Marbella – Luxurious Living with Rooftop Infinity Pool and Sea Views

Embrace contemporary elegance in this spacious new-build apartment in Nueva Andalucía, Marbella's prestigious 'Golf Valley' on the Costa del Sol – a vibrant enclave renowned for its upscale lifestyle, world-class golf courses like Los Naranjos and Aloha, and proximity to the glamorous Puerto Banús marina with its designer boutiques, yacht-filled harbour, and fine dining. This prime location offers effortless access to top international schools such as Laude San Pedro and Aloha College, premium shopping, pristine beaches, and the A-7 motorway for quick trips to Estepona or Málaga Airport – ideal for families or investors in a market where new-build apartments have seen 15% price growth in 2025, averaging €4,500-€6,000/m<sup>2</sup> with strong rental yields of 6-11% amid high demand for luxury properties.

Spanning 100 m<sup>2</sup> of bright, open-plan living space with a 22 m<sup>2</sup> south-facing terrace perfect for sunny breakfasts or family evenings, this residence features three generous bedrooms (one with en-suite bathroom), two modern bathrooms, a fully equipped kitchen with independent laundry, and air conditioning throughout. The secure gated community with lift access ensures convenience and peace of mind, while residents enjoy exceptional amenities: a rooftop infinity pool with stunning sea views, a children's pool, landscaped gardens, and a modern gym with outdoor terrace – ideal for workouts or remote working with Mediterranean breezes.

This turnkey property, complete with underground parking and storage, is ready for immediate enjoyment or lucrative rentals in Marbella's thriving scene. Contact us today to arrange a viewing and secure your slice of paradise!



## Características:

### Características

Terraza Cubierta  
Ascensor  
Cerca de Transporte  
Terraza Privada  
Trastero - Almacén  
Baño En-Suite  
Doble acristalamiento  
Armarios Empotrados  
WiFi  
Gimnasio  
Lavadero  
Restaurant  
Cerca de una Iglesia  
Fibra óptica  
Access for people with reduced mobility

### Vistas

Vistas Panorámicas  
Vistas a Jardín  
Vistas a Patio  
Vistas Urbanas

### Piscina

Piscina Comunitaria  
Children`s Pool

### Jardin

Jardín Comunitario

### Orientación

Sur

### Posición

Área Comercial  
Cerca de Golf  
Cerca de Puerto  
Urbanización  
Cerca del Mar  
Cerca de Tiendas  
Cerca de Colegios  
Ciudad  
Cerca de Marina

### Muebles

Completamente Amueblada

### Seguridad

Recinto Cerrado  
Portero Automático

### Climatización

Aire Acondicionado

### Estado

Excelente estado de conservación

### Cocina

Cocina Equipada

### Aparcamiento

Párking Subterráneo  
Garaje  
Párking Privado  
Párking Cubierto