



# Begane grond appartement te koop in Guadalmina Alta, Marbella

498.000 €

Referentie: R5259631 Slaapkamers: 3 Badkamers: 2 Perceelgrootte: 102m<sup>2</sup> Terras: 20m<sup>2</sup>





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## Costa del Sol, Guadalmina Alta

Beautiful and exclusive ground floor apartment located in one of the most sought-after residential complexes in Guadalmina Alta, offering direct access to a peaceful pool area.

The property has been tastefully refurbished, with an optimized layout now offering three bedrooms and a modern, fully fitted open-plan kitchen seamlessly connected to the living area, creating a bright and spacious atmosphere.

The living room features a fireplace, perfect for the cooler months, as well as air conditioning with heat pump (hot & cold). From both the living room and the master bedroom there is access to a lovely covered terrace, ideal for year-round enjoyment, with direct access to one of the quietest swimming pools in the complex.

The master bedroom includes an en-suite bathroom with a modern walk-in shower, while the two additional bedrooms share a second bathroom, also with a shower.

The property comes with a private parking space and a storage room, both included in the price, adding extra convenience and value.

The recently repainted gated community is located just a short walk from the Real Club de Golf Guadalmina and offers concierge service, night security and video surveillance, ensuring privacy and peace of mind.

Guadalmina is one of Marbella's most established and prestigious residential areas, renowned for its tranquil atmosphere, lush green surroundings and excellent golf facilities. The area benefits from proximity to international schools, shops, restaurants and all amenities, with easy access to San Pedro de Alcántara, Puerto Banús and Marbella town centre, making it an ideal location for both permanent living and holiday homes.

An excellent opportunity as a permanent residence, second home or investment property in one of the finest areas of the Costa del Sol.



## Kenmerken:

### Extra's

Overdekt terras  
Tillen  
Privé Terras  
Berging  
Ensuite badkamer  
Marmere vloeren  
Dubbele beglazing  
Inbouwkasten  
WiFi  
Bijkeuken

### Uitzicht

Garden Views  
Pool Bekeken

### Zwembad

Gemeenschappelijk zwembad

### Tuin

gemeenschappelijke tuin

### Voorzieningen

Elektriciteit

### Zonorientatie

zuiden

### Ligging

Dichtbij golfbaan  
Dicht bij winkels  
Dichtbij stad  
Dichtbij scholen

### Meubilering

Ongemeubileerd

### Beveiliging

Omheind complex  
Deurbel met intercom

### Categorie

Golf  
Bestaande bouw

### Klimaatbeheersing

Airconditioning  
Open haard  
Vloerverwarming Badkamers

### Huidige Staat

Uitstekende conditie

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

ondergrondse parkeergarage  
private Parking