



# Apartment mit mittlerer Etage zum Verkauf in Nueva Andalucía, Marbella

895.000 €

Referenz: R5293786 Schlafzimmer: 3 Badezimmer: 2 Garten: 163m<sup>2</sup> Terrasse: 53m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Superb Elevated Corner 3-Bedroom 2-bath Contemporary Apartment with 2 separate balconies set within the sought-after Marbella Lake Development in the Golf Valley.

With Panoramic Views of the Lake below, as well as views to the Mediterranean Sea, and the iconic La Concha mountain, this beautifully positioned apartment enjoys an exceptional elevated outlook that delivers true luxury living. Built in 2023, it is as new.

As an end corner apartment, you have no buildings next to you, just the lake, giving a high level of privacy.

The apartment features 2 South-Easterly facing balconies:

The large, expansive covered main terrace provides the perfect setting for entertaining, dining, or relaxing, while taking in sweeping open views.

The private uncovered balcony, off the master bedroom, offers a more intimate retreat, ideal for morning coffee or daytime sun.

The Apartment is a ground floor elevated apartment, so you have the feeling of a middle floor apartment without neighbours below and a view directly to the lake.

The apartment benefits from 2 private parking spaces and a large storage unit, with direct elevator access connecting the parking level to the apartment, ensuring everyday convenience.

Importantly, the community permits short-term rentals, making this property equally attractive as a primary residence, holiday home, or investment opportunity.

From these elevated vantage points, the property enjoys open, uninterrupted views across the lake as well as the Mediterranean coastline, and the iconic La Concha mountain, creating a rare and highly desirable visual combination.

As a modern, recently completed development, Marbella Lake offers contemporary construction standards and a refined community atmosphere with pools at every level.

Ideally located, the apartment is within a five-minute drive of Nueva Andalucía's renowned golf courses, multiple tennis and sports facilities, and enjoys excellent access to shops, restaurants, and everyday amenities — all while remaining peaceful, private, and elevated above the valley.

### Property Dimensions

Total Built in Nota Simple: 164,14m<sup>2</sup>

Apartment: 110m<sup>2</sup>

Terrace: 53m<sup>2</sup>

A rare opportunity to combine views, convenience, and flexibility in one of Marbella's most desirable residential enclaves.

Details are correct to the best of our knowledge, but subject to verification.



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## Eigenschaften:

### Merkmale

Überdachte Terrasse

Aufzug

Private Terrasse

Lagerraum

Versorgungsraum

### Ansichten

Meer

Berg

See

Wald

### Pool

Gemeinschaft

### Garten

Gemeinschaft

### Kategorie

Ferienhäuser

Investition

### Orientierung

Südost

### Einstellung

Urbanisierung

### Möbel

Optional

### Sicherheit

Gated Complex

Eingabetelefon

### Klimakontrolle

Klimaanlage

### Zustand

Exzellent

### Küche

Voll ausgestattet

### Parken

Unterirdisch

Mehr als eins