



# Wohnung im Erdgeschoss zum Verkauf in Nueva Andalucía, Marbella

695.000 €

Referenz: R5332888 Schlafzimmer: 3 Badezimmer: 2 Garten: 150m<sup>2</sup> Terrasse: 15m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

This beautifully presented south-facing three-bedroom ground floor apartment is located in one of the most sought-after communities in Nueva Andalucía, Las Tortugas de Aloha. The property has been furnished to a high standard throughout, combining comfort with modern elegance.

The spacious open-plan living and dining area enjoys direct access to a generous terrace, offering stunning views across Nueva Andalucía. From here, you can take in panoramic vistas of the Mediterranean Sea, Golf Valley, Gibraltar, and even the coast of Africa.

All three bedrooms are well-proportioned and designed to maximise space and natural light, creating a bright and welcoming atmosphere throughout the home. The property is fully equipped to ensure a comfortable lifestyle, including high-speed fibre optic internet and a wide range of international TV channels. The modern kitchen is fully fitted with quality appliances, including an oven, microwave, and coffee machine.

Security and peace of mind are paramount, with the community offering comprehensive CCTV coverage.

Residents also benefit from beautifully maintained communal gardens and an attractive swimming pool area. Each property includes underground parking with direct lift access for maximum convenience.

Las Tortugas de Aloha is a highly desirable community, known for its peaceful surroundings and prime location in one of Marbella's most attractive residential areas.

Nueva Andalucía, Costa del Sol.

3 Bedrooms, 2 Bathrooms, Built 150 m<sup>2</sup>, Terrace 15 m<sup>2</sup>.

Setting : Close To Golf, Close To Sea, Urbanisation.

Orientation : South.

Condition : Excellent.

Pool : Communal.

Climate Control : Air Conditioning, Hot A/C, Cold A/C.

Views : Sea, Mountain, Country, Panoramic, Garden, Lake.

Features : Lift, Fitted Wardrobes, Private Terrace, Solarium, Satellite TV, Sauna, Utility Room, Wood Flooring, Marble Flooring, &nbsp;&nbsp;&nbsp;Double &nbsp;&nbsp;&nbsp;Glazing, &nbsp;&nbsp;&nbsp;Fiber &nbsp;&nbsp;&nbsp;Optic.

Furniture &nbsp;&nbsp;&nbsp;: &nbsp;&nbsp;&nbsp;Fully Furnished.

Kitchen : &nbsp;&nbsp;&nbsp;Fully Fitted.

Garden : Communal.

Security : Gated &nbsp;&nbsp;&nbsp;Complex, Entry Phone, &nbsp;&nbsp;&nbsp;24 &nbsp;&nbsp;&nbsp;Hour Security, &nbsp;&nbsp;&nbsp;Safe.

Parking : &nbsp;&nbsp;&nbsp;Underground, &nbsp;&nbsp;&nbsp;Garage, &nbsp;&nbsp;&nbsp;Covered.

Utilities &nbsp;&nbsp;&nbsp;: &nbsp;&nbsp;&nbsp;Electricity.

Category &nbsp;&nbsp;&nbsp;: &nbsp;&nbsp;&nbsp;Luxury.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
Aufzug  
In der Nähe des Transports  
Private Terrasse  
Satellitenfernsehen  
Lagerraum  
Badezimmer  
Marmorböden  
Doppelverglasung  
Einstellungsschränke  
W-lan  
Glasfaser

### Ansichten

Meer  
Panorama  
Pool

### Pool

Gemeinschaft

### Garten

Gemeinschaft

### Versorgungsunternehmen

Strom  
Trinkbares Wasser  
Telefon

### Orientierung

Süden

### Einstellung

In der Nähe von Golf  
In der Nähe des Hafens  
Urbanisierung  
In der Nähe des Meeres  
In der Nähe von Geschäften  
In der Nähe von Schulen  
In der Nähe des Waldes

### Möbel

Optional

### Sicherheit

Gated Complex  
Alarmanlage  
Eingabetelefon  
Sicher

### Klimakontrolle

Klimaanlage  
Heiße A/C.

### Zustand

Exzellent

### Küche

Voll ausgestattet

### Parken

Unterirdisch