



Apartamento Planta Baja en venta en Nueva Andalucía, Marbella

550.000 €

Referencia: R5364988 Dormitorios: 2 Baños: 2 Terreno: 140m² Construido: 105m² Terraza: 25m²





Costa del Sol, Nueva Andalucía

Ground Floor Apartment with Private Garden in Altos del Rodeo, Marbella

Exceptional ground-floor apartment located in the well-established community, in the sought-after area of Nueva Andalucía, Marbella.

This spacious property offers 105 m² of interior living space, complemented by a 25 m² terrace and an outstanding 140 m² private landscaped garden, designed by exterior specialists. The garden provides direct access to the communal areas, creating a seamless indoor-outdoor lifestyle rarely found in apartments.

The apartment features 2 bedrooms and 2 bathrooms, with a bright and practical layout. Its east-facing orientation ensures pleasant natural light in the mornings and a comfortable temperature throughout the day.

Set within a secure gated development, residents enjoy excellent facilities:

- Swimming pool
- Landscaped gardens
- Recently upgraded children's play areas
- Paddle tennis court
- Concierge service and 24-hour security

The property is sold with a 15 m² storage room and a private parking space suitable for a large vehicle.

Property Details

Built area: 135 m²

Interior: 105 m²

Terrace: 25 m²

Private garden: 140 m²

Bedrooms: 2

Bathrooms: 2

Floor: Ground floor (exterior)

Lift access

Features

Private landscaped garden with direct access to communal areas

Terrace and balcony

Built-in wardrobes

Individual heating (hot/cold air pump)

Air conditioning

Storage room (15 m²)

Underground parking

Location Highlights

Ideally situated between Puerto Banús and San Pedro de Alcántara, this property offers:

Walking distance or short drive to beaches and beach clubs



Close proximity to shops, restaurants and international schools

Easy access to golf courses in Nueva Andalucía

Quick connection to Marbella town centre

The complex is known for its family-friendly atmosphere, security and excellent location, making it ideal for both permanent living and investment.



Características:

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Terraza Cubierta
Ascensor
Cerca de Transporte
Terraza Privada
Trastero - Almacén
Baño En-Suite
Suelos de Mármol
Doble acristalamiento
Armarios Empotrados
WiFi
Paddle Tennis
Pista de Tennis
Lavadero
Barbacoa
Cerca de una Iglesia
Fibra óptica
Access for people with reduced mobility

Vistas

Vistas a Jardín
Vistas a Patio

Piscina

Piscina Comunitaria
Children`s Pool

Jardín

Jardín Comunitario
Jardín Privado

Orientación

Este

Posición

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

Muebles

Opcionales

Seguridad

Recinto Cerrado
Seguridad de 24 horas
Alarma
Portero Automático

Climatización

Aire Acondicionado

Estado

Excelente estado de conservación

Cocina

Cocina Equipada

Aparcamiento

Párking Subterráneo
Garaje
Párking Privado
Párking Cubierto