

## Apartment in Verkauf in Nueva Andalucia, Costa del Sol

4 Schlafzimmer | 2 Badezimmer | 125 m<sup>2</sup> Wohnfläche | 42 m<sup>2</sup> Terrasse | Garage Ya | Garten Ya | Pool Ya  
€ 860 IBI | € 186 Rubish tax | € 260 Community fees



### Beschreibung der Immobilie

Welcome to this beautifully renovated 4-bedroom middle-floor apartment, ideally situated in the heart of Nueva Andalucía — just minutes from the vibrant Puerto Banús and within walking distance to Centro Plaza.

Boasting 103m<sup>2</sup> of stylishly designed interior space, the apartment offers a spacious and functional layout. It features 4 bedrooms, 2 bathrooms of which one is en-suite and a guest toilet. It also offers a modern open-plan living area. One of the standout features of this home is the private wine cellar, perfect for enthusiasts or entertainers.

Step outside onto the generous 40m<sup>2</sup> terrace, where you'll enjoy breathtaking views of the iconic La Concha mountain — the perfect setting for outdoor dining or relaxing under the sun.

Residents benefit from exclusive access to a communal swimming pool, and the property also includes underground parking and a private storage room.

Golf lovers will appreciate the close proximity to three of Marbella's top golf courses, while