



## Middle Floor Apartment for sale in Nueva Andalucía, Marbella

640 000 €

Référence: R5201509    Chambres: 2    Bain: 1    Construite: 70m<sup>2</sup>    Terrasse: 18m<sup>2</sup>







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## Costa del Sol, Nueva Andalucía

Elegant Mid-Floor Apartment with 5-Star Hotel Privileges in Las Brisas.

Step into refined Marbella living with this stunning 70 m<sup>2</sup>, two-bedroom apartment located on the third floor of the prestigious Hotel del Golf Las Brisas – an exclusive gated residence in the heart of Marbella's celebrated Golf Valley. Perfectly positioned opposite the iconic Real Club de Golf Las Brisas, home to world-class tournaments such as the Volvo Masters and the Spanish Open, this bright south-facing property enjoys sweeping views across lush fairways, the striking La Concha mountain, and the Mediterranean beyond.

As part of a resort offering five-star hotel services, residents enjoy a seamless blend of luxury and convenience. The apartment is fully accessible for those with reduced mobility, featuring lift access and adapted facilities throughout. Designed for effortless comfort, it includes air conditioning, a beautifully maintained communal garden, and a heated outdoor pool surrounded by sun loungers and parasols – the perfect spot to unwind while overlooking Marbella's most famous golf course. Complimentary community Wi-Fi and low energy costs thanks to the development's sustainable solar systems further enhance daily living.

### Interior Features:

Two generously sized double bedrooms with built-in wardrobes

Modern family bathroom

Bright open-plan living and dining space with direct access to a spacious private terrace – ideal for outdoor dining and relaxation

Fully equipped contemporary kitchen with premium appliances

### Exclusive Resort Services & Security:

24-hour hotel reception, concierge, and guest assistance

Gated community with round-the-clock video surveillance

Secure underground parking with designated spaces

Access to the prestigious Las Brisas Golf Clubhouse, featuring fine dining, a professional golf shop, and tennis courts

Located in the heart of Nueva Andalucía, you'll be only three minutes from the vibrant Puerto Banús marina, five minutes from Marbella's golden beaches, and within easy reach of top international schools, gourmet restaurants, and boutique shopping. With Málaga Airport just 35 minutes away and multiple championship golf courses nearby – including Los Naranjos and Aloha – this property offers the perfect blend of leisure, lifestyle, and investment potential. Whether you're seeking a full-time residence, a golf retreat, or a high-yield rental opportunity, this apartment captures the essence of Marbella luxury living.

Book your private viewing today and experience it for yourself.



## Spécification:

### Caractéristiques

Terrasse couverte  
Ascenseur  
Près du transport  
Terrasse privée  
Télévision par satellite  
Sol en marbre  
Double vitrage  
Réception 24 heures  
Armoires ajustées  
Wifi  
Salle de sport  
Paddle tennis  
Court de tennis  
Barbecue  
Restaurant sur place  
Fibre optique  
Accès aux personnes à mobilité réduite

### Vues

Pays  
Jardin  
Cour

### Piscine

Communautaire  
Chauffé

### Jardin

Communautaire

### Services publics

Électricité  
Panneaux solaires photovoltaïques  
Chauffage de l'eau solaire

### Orientation

Ouest

### Paramètre

Près du golf  
Urbanisation  
Proche des magasins  
Près des écoles  
Golf de première ligne

### Meubles

Entièrement meublé

### Sécurité

Complexe fermé  
Sécurité 24 heures  
Téléphone d'entrée

### Catégorie

Investissement  
Golf  
Luxe  
Revente

### Climatisation

Climatisation  
Cold A / C  
A / C chaud

### Condition

Excellent

### Cuisine

Entièrement équipé

### Parking

Covered  
Communautaire