



# Middle Floor Apartment for sale in Nueva Andalucía, Marbella

510,000 €

Reference: R5183269 Bedrooms: 2 Bathrooms: 2 Build Size: 110m<sup>2</sup> Terrace: 25m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

This is a Beautifully decorated Apartment for sale in La Maestranza, Nueva Andalucía is a secure, gated community of apartments and penthouses in the heart of Nueva Andalucía – just a short walk from Central Plaza, with its supermarket and restaurants, as well as the Marbella Arena. Puerto Banús, with its beaches, designer shops, and marina, is also within walking distance. It's an ideal location for enjoying the golf courses of Nueva Andalucía and the full range of Marbella's amenities.

This is a raised ground floor apartment with a south-facing terrace overlooking the communal gardens and swimming pool. A private garage parking space is included, with lift access to the apartment floor.

The entrance hallway opens into an unusually spacious living and dining area with windows to two sides – one with a French balcony and the other leading to a covered terrace framed by privacy archways and which frame garden views.

The fitted kitchen includes integrated appliances – oven, hob, and dishwasher – and a separate utility area houses the washing machine and tumble dryer.

Hot and cold air conditioning is installed.

A practical, well-located home in a secure Costa del Sol community – ideal for buyers wanting to buy in La Maestranza and be within easy reach of the shops, restaurants, and beaches of Nueva Andalucía and Puerto Banús.



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Marble Flooring  
Double Glazing  
Fitted Wardrobes

### Views

Urban

### Pool

Communal

### Garden

Communal

### Utilities

Electricity

### Orientation

South East

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Close To Marina

### Furniture

Not Furnished

### Security

Gated Complex  
24 Hour Security

### Category

Investment  
Resale

### Climate Control

Air Conditioning

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Underground