Middle Floor Apartment in Marbella

€585,000

Marbella, Málaga

Bedrooms: 2 | Bathrooms: 2 | Built: 136 m² | Terrace: 47 m²









Overview

Stunning Corner Ground-Floor Apartment in Nueva Andalucía – Marbella's Golf Valley Gem
Discover this spacious and luminous corner apartment in the prestigious Vista Real urbanisation, a secure gated community in Marbella's upscale Nueva Andalucía – the heart of the 'Golf Valley' on the Costa del Sol, renowned for its modern apartments with resort-style amenities including large communal pools, lush gardens, parking, and 24/7 security, offering a peaceful yet convenient lifestyle close to world-class golf courses like Los Naranjos and Aloha. Positioned in the best block for easy access, right next to the 24/7 security gatehouse, this south-facing ground-floor haven enjoys sea views from the terrace and natural light all day, making it ideal for year-round living or as a high-yield investment in a market where Nueva Andalucía properties have seen 10-15%

growth in 2025, with similar apartments averaging €550,000-€650,000 and rental yields of 6-11%.
Boasting a practical layout with two double, spacious bedrooms featuring large modern fitted wardrobes, two recently renovated bathrooms with marble tiles and new bathtubs, a fully equipped kitchen recently refreshed with access to a convenient laundry area with washing machine, and a generous living-dining room opening to a 47 m² terrace with all-day sun and partial sea views – perfect for relaxation or entertaining. Premium touches include new air conditioning embedded in false ceilings, ensuring energy efficiency and comfort.
The urbanisation offers impeccably maintained gardens, pools, and a welcoming atmosphere, fostering privacy and community. Sold with two garage spaces and a large storage room, all in the same building, this impeccable property is priced competitively due to a change in plans and urgency – a superb chance for luxurious living near beaches, shops, and Marbella's attractions. Contact us today to arrange a viewing!

Amenities

Setting: Town

Orientation: South Facing

Condition: Excellent Condition

Pool: Communal Pool, Childrens Pool

Climate Control: Air Conditioning

Views: Sea Views, Mountain Views, Country Views, Panoramic Views, Garden Views, Courtyard Views

Features: Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, WiFi, Paddle Tennis, Tennis Court, Storage Room, Utility Room, Ensuite Bathroom, Disabled Access, Marble Flooring, Double Glazing, Fiber Optic

Furniture: Part Furnished

Kitchen: Fully Fitted Kitchen

Garden: Communal Garden

Security: Gated Complex, Electric Blinds, Entry Phone, Alarm System, 24 Hour Security

Parking: Underground Parking, Garage, Covered Parking, Multiple Parking Spaces, Private Parking

Taxes & Fees

Rubbish: €185 per year

Contact

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