Middle Floor Apartment in Nueva Andalucía

€525,000

Nueva Andalucía, Nueva Andalucía, Málaga

Bedrooms: 2 | Bathrooms: 2 | Built: 105 m² | Terrace: 23 m²









Overview

This beautifully presented and renovated 2 bedroom apartment, with new kitchen and both bathrooms. Located in the prestigious Señorio de Aloha complex in Nueva Andalucia, Marbella, offers an exceptional blend of comfort, style, and convenience. Boasting 105m2 in total, with 23m2 terrace enjoying panoramic sea views. Set within a sought-after gated community, the property enjoys a prime south-east orientation, benefitting from impressive panoramic views of the sea, the Nueva Andalucia valley, country landscapes, and surrounding mountains. Designed with both sophistication and practicality in mind, the apartment is beautifully presented.

Comprising 83m² of built space with 23m² of private covered terrace, the apartment features a spacious living room with distinct dining and sitting areas, a working fireplace, and direct access to a private, covered terrace that is ideal

for enjoying outdoor meals while taking in the far-reaching vistas. The fully furnished residence also includes a fully fitted, equipped kitchen with its own laundry area and terrace access. The master bedroom benefits from an en-suite bathroom and opens out onto the main terrace, while the guest bedroom features balcony access and is served by a separate bathroom. Additional comforts include air conditioning throughout, double glazing, marble flooring, fitted wardrobes, and security shutters.

Residents of Señorio de Aloha benefit from an array of communal amenities, including beautifully landscaped gardens, multiple swimming pools—one of which is heated—and an automatic irrigation system. Security is a priority, with 24-hour service, security entrance, doorman, and gated access enhancing peace of mind. The property also boasts a 1 private parking space and 1 storage room.

Ideally situated, the apartment is within walking distance of local shops, schools, the town centre, Puerto Banus marina, popular beaches, golf courses, and children's playgrounds. Public transport links are close at hand, making this property an excellent choice for those seeking an elegant and comfortable home or a lucrative investment in one of Marbella's most desirable areas. Pets are permitted, further bolstering the apartment's appeal to a broad range of buyers.

Amenities

Setting: Close To Golf, Close To Port, Close To Shops, Close To Sea, Close To Town, Close To Schools

Orientation: South East Orientation

Condition: Good Condition

Pool: Communal Pool, Heated Pool

Climate Control: Air Conditioning, Fireplace

Views: Sea Views, Country Views, Panoramic Views, Urban Views

Features: Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, Storage Room, Ensuite Bathroom, Marble Flooring, Double Glazing

Furniture: Fully Furnished

Kitchen: Partially Fitted Kitchen

Garden: Communal Garden

Security: Gated Complex, 24 Hour Security

Parking: Private Parking

Taxes & Fees

IBI: €714 per year
Rubbish: €185 per year

Contact

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