Semi-Detached House in Nueva Andalucía

€499,000

Nueva Andalucía, Málaga

Bedrooms: 2 | Bathrooms: 2 | Plot: 58 m² | Built: 109 m² | Terrace: 8 m²









Overview

Tourist Licenced| Aloha, Nueva Andalucía | Charming 2-Bed Townhouse with Partial Sea Views, Pool, Tennis & Parking

Located near Sierra Park Hotel, between Aloha Golf Club and Los Naranjos Golf Club. Just 6 minutes by car to Manolo Santana Racquets Club and approximately 9 minutes to Puerto Banús, the Golden Mile and the beach.

A charming 2-bedroom, 2-bathroom townhouse with a tourist licence in place, set within El Naranjal, a picturesque gated pueblo-style community in the heart of Nueva Andalucía's Golf Valley.

El Naranjal is far more than a conventional residential complex. Designed around the character and atmosphere of

a traditional Andalusian village, the community is known for its whitewashed architecture, cobbled lanes, vibrant orange trees, mature Mediterranean planting and traditional fountains. It offers an authentic sense of Southern Spain - equally appealing as a charming place to call home or as the kind of distinctive Mediterranean setting visitors come to Marbella to experience.

Beautifully maintained tropical and Mediterranean gardens wind throughout the community, creating a peaceful and established setting filled with palms, citrus trees and bougainvillea. Residents also enjoy a large communal swimming pool, private residents' tennis court and communal parking, making El Naranjal particularly appealing both as a permanent home and a Marbella retreat.

The property itself enjoys partial sea views together with attractive outlooks over the surrounding greenery and traditional Andalusian rooftops.

Inside, the home offers a comfortable townhouse layout with plenty of Mediterranean character. The principal suite features a generous walk-in closet, providing excellent storage as well as enough space to potentially be adapted as a nursery, home office, dressing room or other flexible-use area.

The property comprises two bedrooms and two bathrooms, complemented by warm traditional details and an easy indoor-outdoor feel.

The location is one of the property's biggest advantages. Set in Aloha between Los Naranjos Golf Club and Aloha Golf Club, the home is ideally positioned for golf, sports, restaurants and the extensive amenities of Nueva Andalucía, while Puerto Banús and the Golden Mile are only minutes away.

With a tourist licence already in place, this property is an especially appealing option as a Marbella home, holiday retreat or investment opportunity for buyers looking for authentic Andalusian charm, partial sea views, mature gardens and excellent community amenities in one of Nueva Andalucía's most established residential areas.

Amenities

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

Orientation: South Facing

Condition: Good Condition, Recently Renovated, Recently Refurbished

Pool: Communal Pool, Childrens Pool

Climate Control: Air Conditioning, Fireplace

Views: Sea Views, Garden Views, Courtyard Views

Features: Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, WiFi, Tennis Court, Storage Room, Utility Room, Ensuite Bathroom, Barbeque, Double Glazing, Near Mosque, Near Church, Fiber Optic

Furniture: Fully Furnished, Optional Furniture

Kitchen: Fully Fitted Kitchen

Garden: Communal Garden, Private Garden, Easy Maintenance Garden

Security: Gated Complex

Parking: Street Parking, Communal Parking, Private Parking

Utilities: Electricity, Drinkable Water, Telephone

Category: Golf, Holiday Homes, Investment, Resale

Taxes & Fees

IBI: €519 per year
Rubbish: €92 per year

Energy certificate

Consumption: E
Emissions: E

Contact

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