Ground Floor Apartment in Nueva Andalucía

€495,000

Nueva Andalucía, Málaga

Bedrooms: 2 | Bathrooms: 2 | Built: 119 m² | Terrace: 20 m²









Overview

Stylish 2-Bedroom Apartment in La Maestranza, Nueva Andalucia
Discover this attractive, partially renovated apartment in the sought-after residential development of La Maestranza, ideally located in the heart of Nueva Andalucía, just minutes from Puerto Banús, renowned golf courses, restaurants and everyday amenities.
The apartment offers a comfortable and practical layout, featuring two spacious bedrooms, two bathrooms and a separate guest toilet. The open-plan kitchen flows naturally into the bright living and dining area, creating an inviting space for both relaxation and entertaining.
Partially renovated in 2023, the property combines modern touches with a warm and welcoming atmosphere. A

private terrace and balcony provide outdoor spaces to enjoy the Mediterranean climate throughout the year. Situated close to one of the development's communal swimming pools, the apartment benefits from the charm and convenience of La Maestranza, a well-established gated community with beautifully maintained communal areas. An additional advantage is the existing holiday rental licence, offering excellent potential for buyers looking for an investment property with the flexibility of personal use and short-term rentals, subject to applicable regulations. The property also includes a private underground parking space.
Whether you are searching for a permanent residence, a holiday home or an investment opportunity in one of Marbella's most desirable residential areas, this apartment offers an appealing combination of location, comfort and lifestyle.

Key Features

2 bedrooms and 2 bathrooms
Separate guest toilet
139 m² built, including common elements
Open-plan kitchen and living area
Partially renovated in 2023
Private terrace and balcony
Holiday rental licence
Gated residential community
Communal swimming pools
Private underground parking space
Prime location in Nueva Andalucía
Close to golf courses, Puerto Banús and amenities

Amenities

Setting: Close To Golf, Close To Port, Close To Sea, Close To Schools, Urbanisation
Orientation: East Facing
Condition: Excellent Condition, Recently Refurbished
Pool: Communal Pool, Heated Pool
Climate Control: Air Conditioning
Views: Mountain Views, Garden Views
Features: Near Transport, WiFi, Fiber Optic
Furniture: Optional Furniture
Kitchen: Fully Fitted Kitchen
Garden: Communal Garden
Security: Gated Complex, 24 Hour Security
Parking: Underground Parking
Category: Resale

Taxes & Fees

IBI: €992 per year
Rubbish: €185 per year

Contact

Purcell Properties
Phone: +34 711 004 395
Email: info@purcellproperties.es
https://purcellproperties.es/property/R5524660_ground-floor-apartment-nueva-andalucia/