



## Ground Floor Apartment for sale in Nueva Andalucía, Marbella

750,000 €

Reference: R5075614 Bedrooms: 2 Bathrooms: 3 Build Size: 263m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Discover this elegant two-bedroom elevated ground floor apartment for sale in the sought-after Albatross Hill complex, nestled in the scenic hills of Nueva Andalucía. This exclusive gated community offers a peaceful, secure lifestyle with outstanding amenities, including beautifully landscaped swimming pool areas, an indoor heated pool, a gym, sauna, and a tennis court. Thanks to its elevated position, Albatross Hill provides breathtaking views across the valley and coastline.

The apartment features a spacious open-plan living and dining area complete with a fireplace and direct access to a private terrace that includes both covered and open-air spaces—perfect for enjoying Marbella’s year-round sunshine. The fully fitted kitchen connects to a separate utility room, while both generously sized bedrooms come with en-suite bathrooms. A guest toilet adds extra convenience for visitors, enhancing the apartment’s practical layout.

Ideally located in the heart of the Golf Valley, this property is just minutes from world-class golf courses such as Los Naranjos, Las Brisas, and Aloha. The luxury marina of Puerto Banús, golden beaches, restaurants, shops, and all essential services are just a short drive away, combining tranquility with convenience.

Included in the price are one underground parking space and a private storage room, making this an ideal permanent residence, holiday home, or investment in one of Marbella’s most prestigious neighborhoods.



## Features:

### Features

Covered Terrace  
Lift

Private Terrace  
Storage Room  
Marble Flooring  
Fitted Wardrobes  
Utility Room

Gym  
Paddle Tennis

### Pool

Communal  
Heated  
Indoor

### Security

Gated Complex  
24 Hour Security

### Energy Rating

E

### Climate Control

Air Conditioning  
Fireplace

### Kitchen

Partially Fitted

### Parking

Private

### Setting

Close To Golf

### Garden

Communal

### CO2 Emission Rating

D