



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

435,000 €

Reference: R5337286 Bedrooms: 2 Bathrooms: 2 Build Size: 130m<sup>2</sup> Terrace: 20m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

This 2-bedroom, 2-bathroom furnished apartment is located in the well-known residential area of Los Naranjos, within a secure gated complex surrounded by beautiful communal gardens and a large swimming pool.

The property offers a comfortable layout with a bright living and dining area that leads to a private glazed terrace, allowing you to enjoy the space all year round. It is equipped with air conditioning for both hot and cold, ensuring comfort in every season. The apartment is sold fully furnished, making it ready to move in or rent out immediately. The kitchen requires renovation, which presents an excellent opportunity for the new owner to modernize it according to their personal taste and potentially increase the property's value.

One of the great advantages of this apartment is its prime location. Within the urbanization you will find the Mercadona supermarket, making daily shopping extremely convenient. The property is also close to the renowned Los Naranjos Golf Club, as well as nearby tennis and padel clubs, offering plenty of leisure and sports options. Families will appreciate the proximity to the prestigious Aloha College international school.

With all amenities, restaurants, and services nearby, this apartment represents an excellent opportunity whether you are looking for a second residence, a permanent home, or a solid investment property in one of the most desirable areas of Nueva Andalucía.



## Features:

### Features

Covered Terrace  
 Near Transport  
 Private Terrace  
 Ensuite Bathroom  
 Double Glazing  
 Fitted Wardrobes  
 Utility Room  
 WiFi  
 Fiber Optic  
 Solarium

### Views

Garden  
 Courtyard

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
 Drinkable Water  
 Telephone

### Orientation

East  
 South  
 South East

### Setting

Close To Golf  
 Urbanisation  
 Close To Shops  
 Close To Town  
 Close To Schools  
 Town

### Furniture

Fully Furnished  
 Part Furnished

### Security

Gated Complex

### Category

Holiday Homes  
 Investment  
 Resale  
 Golf

### Climate Control

Air Conditioning  
 Cold A/C  
 Hot A/C

### Condition

Good  
 Fair

### Kitchen

Fully Fitted

### Parking

Open  
 Street