



## Middle Floor Apartment for sale in La Campana, Marbella

525,000 €

Reference: R5329714 Bedrooms: 3 Bathrooms: 2 Build Size: 104m<sup>2</sup> Terrace: 15m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Elegant apartment located on the 2nd floor of the modern Albatros XV development in Marbella (Nueva Andalucía). The property has been finished to a high standard, with great attention to detail and comfort. The apartment offers a functional layout featuring 3 bedrooms and 2 bathrooms, making it ideal both for personal use and as an investment opportunity.

The interior is complemented by a spacious south-facing terrace, providing plenty of natural light throughout the day and creating a perfect space for relaxation.

The apartment is equipped with air conditioning with heating function, ensuring year-round comfort. An additional advantage is the upgraded bathroom standard, where the faucets and toilets have been replaced with higher-quality fittings.

A private parking space in the garage is included in the price.

Residents of the building can enjoy a range of premium amenities:

- fully equipped gym
- rooftop swimming pool with panoramic views
- reception service
- well-maintained common areas

This is an excellent opportunity for those seeking a comfortable home in a prestigious area of Marbella, close to beaches, golf courses, and Puerto Banús.

Note: Furnitures are not included in the price.

Feel free to contact me for more information or to arrange a viewing



## Features:

### Features

Covered Terrace  
 Lift  
 Near Transport  
 Private Terrace  
 Satellite TV  
 Ensuite Bathroom  
 Double Glazing  
 Fitted Wardrobes  
 WiFi  
 Gym  
 Fiber Optic  
 Near Church  
 Access for people with reduced mobility  
 Near Mosque

### Views

Urban  
 Street

### Pool

Communal

### Security

Gated Complex  
 Electric Blinds  
 Entry Phone

### Orientation

South

### Setting

Close To Port  
 Close To Sea  
 Close To Shops  
 Close To Town  
 Close To Schools  
 Town

### Furniture

Not Furnished

### Parking

Underground  
 Street

### Climate Control

Air Conditioning  
 Cold A/C  
 Hot A/C

### Condition

Excellent  
 New Construction

### Kitchen

Fully Fitted

### Utilities

Electricity