



Ground Floor Apartment for sale in Nueva Andalucía, Marbella

630,000 €

Reference: R5449789 Bedrooms: 3 Bathrooms: 3 Build Size: 93m²





Costa del Sol, Nueva Andalucía

Spacious Ground floor apartment within walking distance of Puerto Banús in Marbella.

Ideally located in the heart of Nueva Andalucía, this spacious ground-floor apartment enjoys an exceptional setting just a short stroll from Puerto Banús and only 600 metres from the prestigious Playa del Duque. Surrounded by all amenities, fine dining, boutique shopping,... it offers the perfect combination of space, comfort and an unbeatable location with south orientation.

The apartment welcomes you with a bright and generous living and dining area featuring a charming fireplace, creating a warm and inviting atmosphere throughout the year. Large sliding doors lead directly onto an expansive covered terrace with direct access to the garden.

The fully equipped kitchen has been designed for both practicality and everyday living.

The sleeping accommodation comprises three exceptionally spacious en-suite bedrooms, including a generous master suite designed for maximum comfort and privacy.

Thanks to its well-proportioned layout, the property also offers the possibility of creating a fourth bedroom with its own bathroom, adding significant value and making it an even more attractive option for families or investors.

Set within a beautifully maintained community, residents enjoy gardens and a superb communal swimming pool, creating a peaceful environment while remaining within easy walking distance of the beach and the vibrant lifestyle of Puerto Banús.

Presented in move-in condition, yet offering excellent scope for modernisation, this is a rare opportunity to acquire a spacious ground floor apartment in one of Marbella's most sought-after residential areas. Whether as a permanent residence, a holiday home or a high-performing rental investment, this property combines an outstanding location with generous proportions and exceptional potential.

Features:

Features

Near Transport
Private Terrace
Ensuite Bathroom
Fitted Wardrobes

Setting

Commercial Area
Close To Port
Close To Sea
Close To Shops
Close To Town
Close To Schools
Town
Close To Marina

Furniture

Not Furnished

Category

Holiday Homes
Investment
Bargain
Cheap

Orientation

South

Condition

Good

Kitchen

Fully Fitted

Views

Garden
Pool

Pool

Communal

Garden

Communal