HI HOMES

info@hihomesmarbella.com
+34 951 084 264

Ground Floor Apartment for sale in Nueva Andalucía, Marbella

630,000 €

Reference: R5449789 **Bedrooms:** 3 **Bathrooms:** 3 **Build Size:** 93m^2











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.

info@hihomesmarbella.com
+34 951 084 264

Features:

Features	Orientation	Views
Near Transport	South	Garden
Private Terrace		Pool
Ensuite Bathroom		
Fitted Wardrobes		
Setting	**Condition**	**Pool**
Commercial Area	Good	Communal
Close To Port		
Close To Sea		
Close To Shops		
Close To Town		
Close To Schools		
Town		
Close To Marina		
Furniture	**Kitchen**	**Garden**
Not Furnished	Fully Fitted	Communal
Category		
Holiday Homes		
Investment		
Bargain		
Cheap		