



Begane grond appartement te koop in Marbella,  
Marbella Central

690.000 €

Referentie: R5310673 Slaapkamers: 2 Badkamers: 2 Plotgrootte: 42m<sup>2</sup> Perceelgrootte: 101m<sup>2</sup> Terras: 37m<sup>2</sup>





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## Costa del Sol, Marbella

Beautiful Ground floor apartment in Nueva Andalucía.

Spacious 2-bedroom apartment located in gated complex Alminar de Marbella, Nueva Andalucía – the heart of Marbella's Golf Valley.

Big open-plan living and dining area with direct access to a private covered terrace and private garden with mountain and pool views.

Modern fully equipped kitchen with Siemens appliances and utility/laundry room.

Two bedrooms and two bathrooms, including a master suite with en-suite bathroom and direct access to the terrace and garden.

Apartment has south-east orientation, has plenty of natural light throughout the day.

Marble floors, underfloor heating throughout the apartment including bathrooms (water heating), and independent A/C systems (hot & cold).

Underground garage space and storage are included in the price.

Secure gated community surrounded by lush greenery and tranquility. The complex offers:

- 24-hour security service
- Three swimming pools with sunbathing areas
- Beautifully landscaped tropical gardens
- Easy access to nearby golf courses, restaurants, schools, and shops

Just a short drive away, you will find Puerto Banús, Marbella town, and the surrounding beaches – making this the perfect residence or investment opportunity on the Costa del Sol.

This apartment is ideal for those seeking an exclusive and peaceful lifestyle while being just minutes from all amenities and the beaches of Puerto Banús.



## Kenmerken:

### Extra's

Overdekt terras  
Tillen  
Privé Terras  
Berging  
Ensuite badkamer  
Marmere vloeren  
Dubbele beglazing  
24-uurs receptie  
Inbouwkasten  
Optische vezel

### Uitzicht

Zeezicht  
Mountain Bekeken  
Garden Views  
Pool Bekeken

### Zwembad

Gemeenschappelijk zwembad

### Tuin

private Garden

### Categorie

Vakantiehuis  
Investering  
Koopje  
Golf  
Luxe  
Bestaande bouw

### Zonorientatie

zuiden  
Zuidoost Zonoriëntatie

### Ligging

Dichtbij golfbaan  
Urbanisatie  
Dicht bij winkels  
Dichtbij stad  
Dichtbij scholen

### Meubilering

Volledig gemeubileerd

### Beveiliging

Omheind complex  
24 -uurs beveiliging  
Alarmsysteem

### Klimaatbeheersing

Airconditioning  
Vloerverwarming  
Vloerverwarming Badkamers

### Huidige Staat

Goede conditie  
Uitstekende conditie

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

ondergrondse parkeergarage  
garage  
private Parking