



## TOWNHOUSE WITH 3 BEDROOMS

📍 Nueva Andalucía

**REF# R4086649 – 799.000€**

IBI

824 €/YEAR

Community

2664 €/YEAR



3

Beds



3

Baths



143 m<sup>2</sup>

Built



278 m<sup>2</sup>

Plot

Stunning three bedroom townhouse located within the exclusive area of Nueva Andalucía in Marbella. This amazing property is set within an exclusive frontline golf gated community, offering landscaped gardens, a large swimming pool and direct access to Aloha golf club. Besides this, the townhouse is facing south, with a large private garden, and briefly comprises: large open plan lounge and dining room, modern fully fitted

kitchen leading to your own private garden, large bedroom, family bathroom and utility room. On the second level via a modern staircase, you find two double bedrooms, both with en-suite facilities and both having their own sun terrace with fabulous views over Aloha Golf Course and the beautiful surrounding gardens. This fabulous townhouse includes a garage, tiled flooring throughout, fully reformed bathrooms and kitchen with air conditioning hot and cold. Aloha Golf Club is one of the most prestigious and well-established golf clubs on the entire Costa del Sol – located in Golf Valley, Marbella, Aloha is a private members club that has one of the most beautiful and well-kept golf courses in Spain. In addition to this, you have a restaurant, clubhouse, health club and pro shop on your doorstep. This property is a short drive from the beach, only 5 minutes driving to general amenities and the popular Puerto Banus marina, and the picturesque Marbella old town is around 10 minutes drive away.



