



## MIDDLE FLOOR APARTMENT WITH 3 BEDROOMS

📍 Nueva Andalucía

**REF# R4859746 – 525.000€**

IBI

680 €/YEAR

Garbage

190 €/YEAR

Community

2400 €/YEAR



3  
Beds



3  
Baths



112 m<sup>2</sup>  
Built



1 m<sup>2</sup>  
Plot



58 m<sup>2</sup>  
Terrace

Nueva Andalucia, Marbella

Virtual tour available!

3-Bedroom Duplex Apartment with Panoramic Views near Puerto Banus\*\*

Discover your dream home with this exquisite 3-bedroom, 3-bathroom duplex apartment, perfectly situated within walking distance to the vibrant Puerto Banus. Boasting breathtaking panoramic views of both the sea and mountains, this residence offers a blend of luxury and convenience. The spacious living room opens up to a large terrace, perfect for enjoying the serene surroundings. The kitchen is fully equipped and designed for culinary enthusiasts.

The master bedroom features an ensuite bathroom. Two guest bedrooms have access to a terrace, providing a seamless indoor-outdoor living experience. Cozy up by the fireplace in the living room during cooler evenings or enjoy individual air conditioning in each room for year-round comfort. Two further bathrooms complete this wonderful property

Located in a well-established community, residents have access to swimming pools and 24-hour security for peace of mind. Additional amenities include underground parking, built-in wardrobes, and a storage room. Built in 2001 and in excellent condition, this third-floor exterior apartment with an elevator offers a perfect blend of modern living and convenience. With keys available for easy viewings, don't miss the chance to make this stunning apartment your new home.

An underground parking space and a storage room are included in the price.  
Don't wait, call us today to schedule a visit to this wonderful home!



