



## Middle Floor Apartment for sale in Nueva Andalucía, Marbella

**490,000 €**Reference: R5168662   Bedrooms: 2   Bathrooms: 2   Build Size: 94m<sup>2</sup>   Terrace: 20m<sup>2</sup>



## Costa del Sol, Nueva Andalucía

Discover your new home in the exclusive Señorio de Aloha residential complex in Nueva Andalucía! This charming two-bedroom, two-bathroom flat is located just a few minutes from Puerto Banús and in the heart of Nueva Andalucía, where you can enjoy beaches, shops and restaurants just a few metres from the property. It has a spacious living-dining room with a fireplace.

The jewel of this flat is its private terrace, which offers stunning open views of Nueva Andalucía, El Puerto and the sea, ideal for enjoying the balmy Mediterranean nights. The kitchen is fully equipped and has a laundry area. In addition, the building has a reception, several swimming pools and large garden areas that enhance the charm of the place.

With 114 m<sup>2</sup> of floor space and 94 m<sup>2</sup> of usable space, this flat offers a comfortable and well-distributed layout. It includes fitted wardrobes, a storage room and a parking space, all in excellent condition. The hot/cold air conditioning and south-east orientation ensure a cosy atmosphere all year round.

An excellent investment near Puerto Banus, ideal for living or renting.



## Features:

Features	Orientation	Climate Control
Lift	South East	Air Conditioning
Near Transport		Fireplace
Private Terrace		
Satellite TV		
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Fitted Wardrobes		
Utility Room		
WiFi		
Car Hire Facility		
Views	Setting	Condition
Sea	Close To Port	Good
	Urbanisation	
	Close To Sea	
	Close To Shops	
	Town	
	Close To Marina	
Pool	Furniture	Kitchen
Communal	Fully Furnished	Fully Fitted
Security	Parking	
Gated Complex	Underground	