



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

370,000 €

Reference: R5216263 Bedrooms: 2

Bathrooms: 2

Build Size: 105m<sup>2</sup> Terrace: 26m<sup>2</sup>















## Costa del Sol, Nueva Andalucía

Exclusive ground floor apartment in Terrazas del Rodeo – Nueva Andalucía (Marbella) Discover this fantastic ground floor apartment, located in one of the most sought-after developments in Nueva Andalucía: Terrazas del Rodeo. A quiet, safe environment just minutes from Puerto Banús, Marbella, and San Pedro de Alcántara. The property offers: - 2 spacious bedrooms and 2 full bathrooms - Bright living-dining room with direct access to a large private terrace, perfect for enjoying the Mediterranean climate - Fully equipped kitchen and very functional spaces - Garage space and storeroom. The residential complex stands out for its magnificent communal areas: - Swimming pools and gardens - Paddle tennis court - Gated community with security Thanks to its privileged location, next to the Club Pádel Marbella and surrounded by all amenities, this apartment is ideal as a family home, second residence or high-yield investment. Please do not hesitate to contact us if you would like to arrange a viewing.





## **Features:**

**Features Climate Control Setting Covered Terrace** Air Conditioning Urbanisation

Lift Near Transport **Private Terrace** Marble Flooring **Double Glazing Fitted Wardrobes** 

**Utility Room Paddle Tennis** 

Condition Pool Good Communal Kitchen Garden **Fully Fitted** Communal **Parking Utilities** Underground Electricity

**Drinkable Water** 

**Furniture** 

**Fully Furnished** 

Security

**Gated Complex**