



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

1,190,000 €

Reference: R5081176   Bedrooms: 3   Bathrooms: 2   Build Size: 162m<sup>2</sup>   Terrace: 32m<sup>2</sup>







## Costa del Sol, Nueva Andalucía

This ground floor apartment is located in the prestigious urbanization Magna Marbella, in Nueva Andalucía, Marbella, Malaga, a community that is located in the heart of the most sought after residential area in Marbella. The property stands out for its frontline golf location and the proximity to all services in the area, in addition to the 24h security service, ensuring an environment of maximum privacy and security. The property consists of three bedrooms and two bathrooms, one of them en suite, and offers a constructed area of 162 m<sup>2</sup>, complemented by a private terrace of 32 m<sup>2</sup>. The apartment comprises three bedrooms, including one en-suite, and two bathrooms. The interior is fully furnished and features underfloor heating throughout, air conditioning, and gres floors for added comfort. The kitchen is fully equipped and includes a kitchenette, while a utility room provides additional practicality. Security is prioritised with a 24-hour security service, alarm system, surveillance cameras, video entrance, and a doorman. The property also benefits from double glazing, electric blinds, fitted wardrobes, and a smart home system, ensuring modern living standards. Residents have access to communal facilities such as a swimming pool, landscaped gardens with automatic irrigation, and a private garage. The building is handicap accessible, equipped with a lift, and features glass doors and a covered terrace with garden views. The gated community offers a secure environment with a security entrance and is close to a children's playground. Magna Marbella's location provides proximity to a range of amenities and transport links. The property is near shops, schools, the town centre, and the beach, as well as being close to Puerto Banús, Marbella Centro, Estepona Centro, and several golf courses. This makes it an excellent choice for those looking to enjoy the best of the Costa del Sol lifestyle in a prime, well-connected location.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Domotics

### Views

Garden

### Pool

Communal

### Garden

Communal

### Category

Golf

Luxury

### Orientation

West

### Setting

Close To Golf  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Frontline Golf

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Alarm System  
Electric Blinds  
Entry Phone

### Climate Control

Air Conditioning  
U/F Heating

### Condition

Recently Renovated

### Kitchen

Partially Fitted

### Parking

Private