



# Ground Floor Apartment for sale in Nueva Andalucía, Marbella

499,000 €

Reference: R4982677 Bedrooms: 2 Bathrooms: 3 Build Size: 130m<sup>2</sup> Terrace: 40m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Spacious and elegant 2 bedroom apartment located in the prestigious urbanization Vista Real, in the heart of Nueva Andalucía. This exclusive residential area stands out for its tranquility, security and proximity to golf courses, shops, restaurants and the famous Puerto Banus, just a few minutes drive away.

The house is located on the ground floor of a modern building with elevator. It offers an interior surface of 130 m<sup>2</sup> and a terrace of 40 m<sup>2</sup>, ideal to enjoy the sunny climate of the Costa del Sol. The apartment is fully furnished, with a contemporary design and high quality finishes.

It has 2 large bedrooms and 2 bathrooms (one with bathtub and one with shower), a bright living room with direct access to the terrace and a fully equipped modern kitchen. It has air conditioning to ensure maximum comfort throughout the year.

The urbanization Vista Real offers a quiet environment with well-kept gardens and communal pool. The price includes 2 garage and storage spaces, providing convenience and additional storage space.

Contact us for more information or to arrange a visit.



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Marble Flooring  
Fitted Wardrobes  
Solarium  
WiFi  
Jacuzzi  
Barbeque  
Fiber Optic

### Views

Mountain  
Panoramic  
Garden  
Street

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
Drinkable Water

### Orientation

South  
South West

### Setting

Close To Golf  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Furniture

Fully Furnished

### Security

Safe

### Category

Reduced  
Investment  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Central Heating

### Condition

Good  
Excellent

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Private