



## 2 Bedrooms Ground Floor Apartment in Nueva Andalucía

Nueva Andalucía

**R4846207 – 375.000 €**



2



2



101 m<sup>2</sup>



30 m<sup>2</sup>

Nestled in the vibrant heart of Nueva Andalucía, Marbella, this stunning ground-floor apartment offers a unique blend of comfort, luxury, and investment potential. Located within the highly sought-after Urbanization Aloha Royal, the property is perfectly positioned to capture panoramic sea and mountain views, thanks to its desirable south-west/east orientation. With a spacious 105 square meters of interior living space and an additional 20 square meter private terrace, this apartment is ideal for both relaxation and entertaining, offering ample outdoor space to soak in the Mediterranean lifestyle. The interior is thoughtfully designed to provide a modern, serene living environment. It features two generously sized bedrooms, each offering ample natural light and storage. Both bedrooms are paired with fully equipped bathrooms, providing convenience and privacy. The property comes fully furnished and includes a fully fitted kitchen designed for all culinary needs. With air conditioning installed throughout, this apartment ensures year-round comfort. Beyond the apartment's interior, residents have access to a wealth of communal amenities, including two

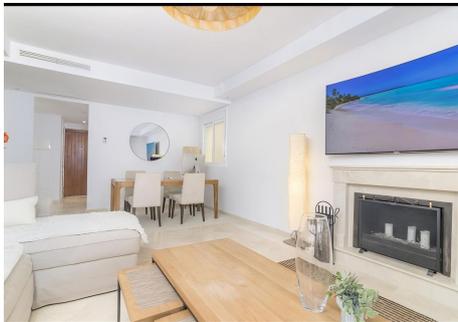
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pristine swimming pools and beautifully landscaped gardens, offering a tranquil retreat from daily life. A secure garage adds an extra layer of convenience and peace of mind. Strategically located near top golf courses, international schools, and local amenities, this apartment is perfect for families, golf enthusiasts, or as a lucrative rental investment. One of the standout features of this property is the potential to convert it into a three-bedroom apartment, making it an even more attractive investment. The low community fees of just €100 per month further enhance its appeal, making it an affordable yet luxurious option in one of Marbella's most prestigious areas. Whether you're seeking a family home, a vacation getaway, or an investment property with great potential, this apartment offers a remarkable opportunity to experience the best of Marbella living.



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