



# Ground Floor Apartment in Nueva Andalucía

Price € 1,550,000

Bedrooms	3
Bathrooms	2.5
Build Size	162 m <sup>2</sup>
Terrace	78 m <sup>2</sup>
Plot Size	262 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Sea
- ✓ Close To Marina
- ✓ Close To Port
- ✓ Close To Town
- ✓ Urbanisation
- ✓ Close To Shops
- ✓ Close To Schools

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent
- ✓ Recently Renovated
- ✓ Recently Refurbished

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Fireplace
- ✓ Hot A/C
- ✓ U/F/H Bathrooms
- ✓ Cold A/C

## VIEWS

- ✓ Panoramic
- ✓ Garden

## FEATURES

- ✓ Covered Terrace
- ✓ Private Terrace
- ✓ Storage Room
- ✓ 24 Hour Reception
- ✓ Lift
- ✓ WiFi
- ✓ Marble Flooring
- ✓ Fiber Optic
- ✓ Fitted Wardrobes
- ✓ Gym
- ✓ Double Glazing

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal
- ✓ Private
- ✓ Landscaped

## SECURITY

- ✓ Gated Complex
- ✓ Alarm System
- ✓ Electric Blinds
- ✓ 24 Hour Security
- ✓ Entry Phone
- ✓ Safe

## PARKING

- ✓ Underground
- ✓ Communal
- ✓ Garage
- ✓ Private
- ✓ More Than One

## UTILITIES

- ✓ Electricity
- ✓ Drinkable Water

## CATEGORY

- ✓ Luxury
- ✓ Resale

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This magnificent ground-floor apartment, fully renovated to an excellent standard, is located in the exclusive Alzambra Hill Club.

For those seeking to live in a lush, green setting with maximum tranquility while still being within walking distance of the center of Puerto Banús and the sea—or just a stone's throw from the Golf Valley and close to international schools—this is the property for you. It is also very strategically located, with quick access to all major roads within just a few minutes. In addition, the apartment's position within the development is ideal, offering privacy and distance from the noise of the pool area. Being a corner unit, it also benefits from a pleasant garden space.

The apartment features a spacious living room, a fully fitted kitchen, and three well-sized bedrooms. The master bedroom has an en-suite bathroom, and there is a second full family bathroom shared by the other two bedrooms; there is also a guest toilet. All bedrooms include large built-in wardrobes.

With two underground parking spaces and a large storage room, this property makes a perfect permanent residence or a luxurious holiday home, with 24-hour security staff available at the private entrance.

[View Property Online](#)

# GALLERY







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