

Reference: R5156038



WWW.VIVI-REALESTATE.COM  
WWW.VIVI-HOMES.COM



# Ground Floor Apartment in Nueva Andalucía

Price € 695,000

Bedrooms	2
Bathrooms	2
Build Size	85 m <sup>2</sup>
Terrace	50 m <sup>2</sup>
Plot Size	135 m <sup>2</sup>

## SETTING

- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Urbanisation

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Hot A/C
- ✓ Cold A/C
- ✓ U/F/H Bathrooms

## VIEWS

- ✓ Sea
- ✓ Port
- ✓ Garden

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Storage Room
- ✓ Ensuite Bathroom

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex

## PARKING

- ✓ Communal

**CATEGORY** Investment Resale**Prime Location & Rare Opportunity – Refurbished Ground Floor in Andalucía Garden Club**

Location, location, location! Andalucía Garden Club is one of the most established and sought-after communities in Nueva Andalucía, perfectly positioned just a short walk to Puerto Banús, the beach, and all amenities, yet tucked away enough to enjoy peace and privacy. Built in the early 1980s to the highest standards of the time, this charming gated complex remains a benchmark in the area thanks to its lush gardens, spacious layout, and unbeatable convenience.

The community offers residents a large swimming pool with separate children's area, beautifully maintained green zones, a tennis court, and 24-hour security. With low-rise buildings and generous terraces, homes here enjoy both light and privacy, as well as views of the mountains, gardens, and the Mediterranean.

**Featured Property – Ground Floor Apartment in the Best Block**

We are delighted to present a refurbished ground floor apartment in the most desirable block of the complex. This unit enjoys direct views of the swimming pool and even a glimpse of the sea. Inside, the property has been tastefully modernized, including the addition of a second bathroom. The open-plan living room and kitchen create a bright, social space, perfect for both everyday living and entertaining.

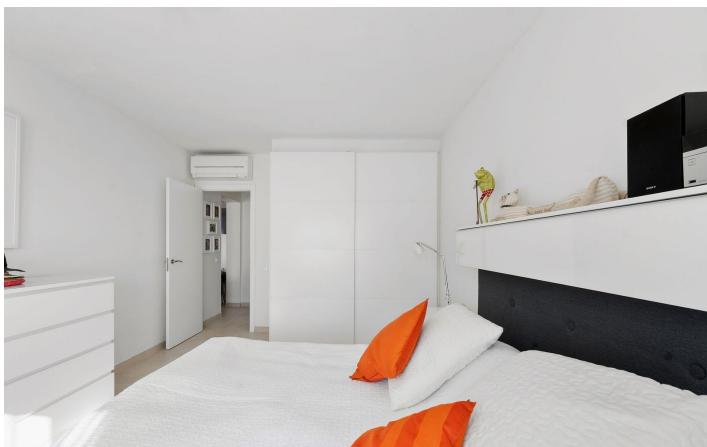
The apartment offers two terraces: a south-facing terrace with direct access to the pool and gardens, plus a welcoming patio terrace at the entrance – ideal for enjoying the morning sun or as an additional dining spot.

With its prime location, modern updates, and one of the best positions in Andalucía Garden Club, this property represents a rare opportunity for both lifestyle buyers and investors alike.

[View Property Online](#)

## GALLERY







---

ViVi Real Estate | Calle Almendralejo de Jarales 5 Mijas Costa, 29640

Tel: +34 672 816 975

Email: [sales@vivi-realestate.com](mailto:sales@vivi-realestate.com) | Web: [www.vivi-realestate.com](http://www.vivi-realestate.com)