



# Ground Floor Apartment in Marbella

Price € 529,000

Bedrooms	2
Bathrooms	2
Build Size	92 m²
Terrace	15 m²
Plot Size	107 m²

## 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
- ✓ South West
- ✓ West

## CONDITION

- ✓ Excellent
- ✓ Recently Renovated

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Cold A/C
- ✓ Central Heating

## VIEWS

- ✓ Garden

## FEATURES

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Gym
- ✓ Access for people with reduced mobility
- ✓ Domotics
- ✓ Fiber Optic
- ✓ Lift
- ✓ Private Terrace
- ✓ Paddle Tennis
- ✓ Marble Flooring
- ✓ 24 Hour Reception
- ✓ Fitted Wardrobes
- ✓ WiFi
- ✓ Ensuite Bathroom
- ✓ Double Glazing
- ✓ Restaurant On Site

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal

## SECURITY

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

## PARKING

- ✓ Underground
- ✓ Garage

## UTILITIES

- ✓ Electricity
- ✓ Drinkable Water

## CATEGORY

- ✓ Golf
- ✓ Resale

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Exclusive Luxury Apartment in Dama de Noche, Nueva Andalucía – Marbella.

In the heart of Nueva Andalucía, Marbella, just minutes from Puerto Banús, this magnificent fully furnished apartment with three bedrooms and two bathrooms offers the perfect combination of elegance, comfort, and a privileged location in one of the most sought-after areas of the Costa del Sol.

The apartment features spacious and bright living areas, with a welcoming living-dining room that opens onto a large terrace, perfect for enjoying the Mediterranean climate all year round. It includes a modern fully equipped kitchen with high-end appliances, as well as three generous bedrooms with built-in wardrobes. The master bedroom boasts an en-suite bathroom and direct access to the terrace, creating a space of exceptional comfort and privacy.

The exclusive Dama de Noche community is known for its peaceful environment, immaculate maintenance, and outstanding facilities. Residents can enjoy several swimming pools surrounded by beautifully landscaped tropical gardens, extensive green areas for walking, paddle tennis courts, and an on-site restaurant providing a pleasant and exclusive atmosphere without leaving the community. The complex also offers 24-hour security and concierge service.

Its excellent location, just a short walk from Puerto Banús, its beaches, boutiques, restaurants, golf courses, and a full range of services, makes this property ideal for both year-round living and enjoying luxurious holidays in one of Marbella's most prestigious areas.

A ready-to-move-in home that offers style, comfort, and an incomparable quality of life in the heart of Nueva Andalucía.

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GALLERY





