



Townhouse in Nueva Andalucía

Price **€ 1,395,000**

Bedrooms	4
Bathrooms	3
Build Size	255 m²
Terrace	41 m²
Plot Size	296 m²

SETTING

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

ORIENTATION

- ✓ East
- ✓ South
- ✓ West

CONDITION

- ✓ Excellent
- ✓ Recently Renovated
- ✓ Recently Refurbished

POOL

- ✓ Communal
- ✓ Heated

CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

VIEWS

- ✓ Sea
- ✓ Mountain
- ✓ Panoramic
- ✓ Urban

FEATURES

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ WiFi
- ✓ Sauna
- ✓ Jacuzzi
- ✓ Double Glazing
- ✓ Fiber Optic

FURNITURE

- ✓ Fully Furnished

KITCHEN

- ✓ Fully Fitted

GARDEN

- ✓ Communal

SECURITY

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

PARKING

- ✓ Underground
- ✓ Garage
- ✓ More Than One

UTILITIES

- ✓ Electricity

CATEGORY

- ✓ Golf
- ✓ Holiday Homes
- ✓ Investment
- ✓ Luxury
- ✓ Resale
- ✓ Contemporary

Newly Reformed House in Aloha Gardens with Panoramic Views

Discover the finest residence in Aloha Gardens, a beautifully reformed semi-detached home located in the heart of Nueva Andalucía, Marbella. Set within one of the area's most sought-after urbanisations, this exceptional property blends contemporary luxury, panoramic views, and an unbeatable location just steps from restaurants, cafés, and padel and tennis courts, and only a few minutes' drive from world-class golf courses including Los Naranjos, Aloha, and Las Brisas.

The home offers 255 m² of built space plus generous terraces, distributed over three elegant floors with a total of 4 bedrooms and 3 bathrooms, all designed to make the most of its south-facing orientation and open terraces that enjoy sunshine from morning to evening. From the ground level onward, you can already enjoy beautiful sea views.

On the ground floor, a bright open-plan layout welcomes you with a stylish living area seamlessly connected to a modern Miele-equipped kitchen. Large sliding doors open onto a spacious terrace featuring an outdoor kitchen and a comfortable lounge area—ideal for relaxing or entertaining. This level also includes a guest bedroom and a full bathroom.

The first floor is dedicated to the main sleeping quarters. Here you'll find the serene master bedroom with its en-suite bathroom and access to a private terrace furnished with a sofa, fireplace, and sunbed. Two additional guest bedrooms share a well-appointed bathroom, making this level perfect for family or visiting friends.

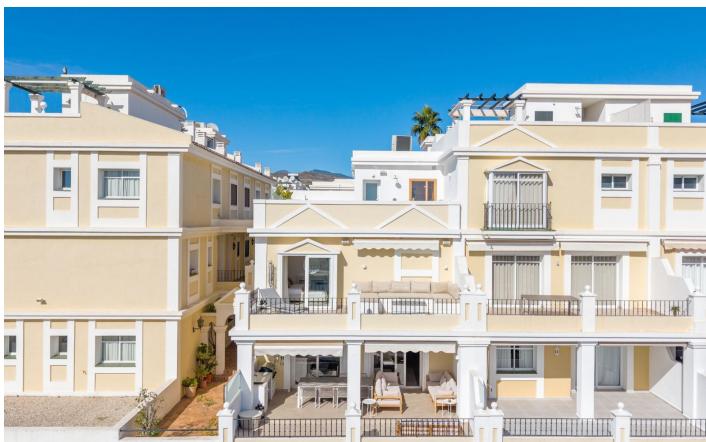
Ascending to the third level, the magnificent rooftop solarium serves as the home's crown jewel. This luxurious space offers a jacuzzi, a sauna, and a fully equipped outdoor kitchen, all set against panoramic views of Nueva Andalucía and the Mediterranean Sea, a spectacular backdrop for both daytime lounging and sunset gatherings.

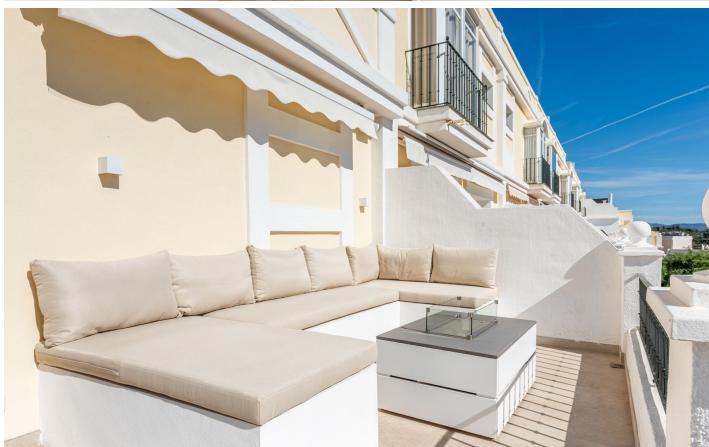
Additional features include Sonos speakers throughout the entire property, including all terraces, as well as two parking spaces, one private and one rented, with the option to extend if needed. The urbanisation itself is impeccably maintained and offers residents access to three beautiful communal swimming pools.

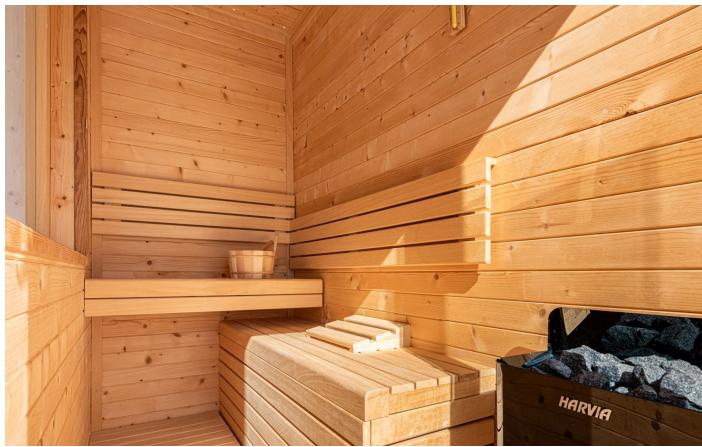
Suitable as a permanent residence, a holiday home, or a high-performing rental property for both long- and short-term stays, this is widely considered the best unit in the entire Aloha Gardens development, a rare opportunity in one of Marbella's most desirable neighbourhoods.

[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 | Web: www.vivi-realestate.com