

# Middle Floor Apartment in Nueva Andalucía

Price € 525,000

Bedrooms	3
Bathrooms	2
Build Size	104 m <sup>2</sup>
Terrace	15 m <sup>2</sup>
Plot Size	119 m <sup>2</sup>

## SETTING

- ✓ Town
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent
- ✓ New Construction

## POOL

- ✓ Communal

## CLIMATE CONTROL

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

## VIEWS

- ✓ Urban
- ✓ Street

## FEATURES

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ WiFi
- ✓ Gym
- ✓ Ensuite Bathroom
- ✓ Access for people with reduced mobility
- ✓ Double Glazing
- ✓ Near Mosque
- ✓ Near Church
- ✓ Fiber Optic

## FURNITURE

- ✓ Not Furnished

## KITCHEN

- ✓ Fully Fitted

## SECURITY

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone

## PARKING

- ✓ Underground
- ✓ Street

## UTILITIES

✓ Electricity

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Elegant apartment located on the 2nd floor of the modern Albatros XV development in Marbella (Nueva Andalucía). The property has been finished to a high standard, with great attention to detail and comfort. The apartment offers a functional layout featuring 3 bedrooms and 2 bathrooms, making it ideal both for personal use and as an investment opportunity.

The interior is complemented by a spacious south-facing terrace, providing plenty of natural light throughout the day and creating a perfect space for relaxation.

The apartment is equipped with air conditioning with heating function, ensuring year-round comfort. An additional advantage is the upgraded bathroom standard, where the faucets and toilets have been replaced with higher-quality fittings.

A private parking space in the garage is included in the price.

Residents of the building can enjoy a range of premium amenities:

- fully equipped gym
- rooftop swimming pool with panoramic views
- reception service
- well-maintained common areas

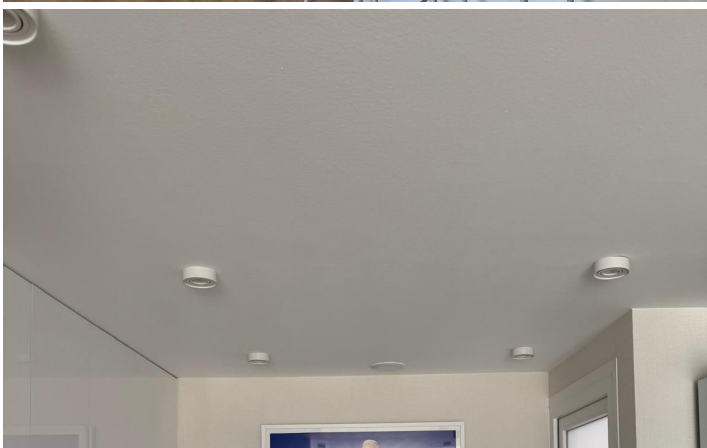
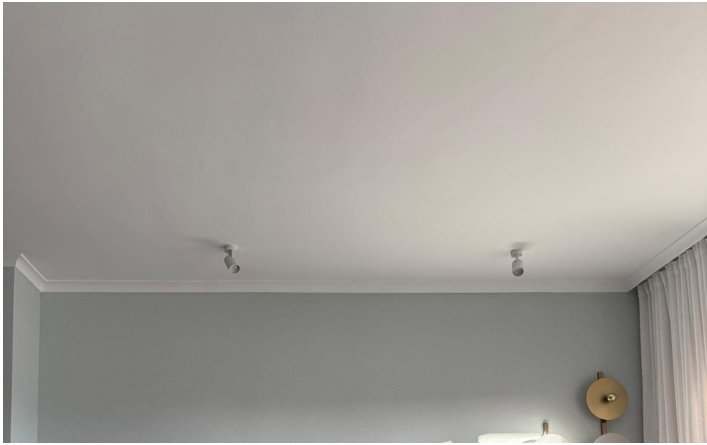
This is an excellent opportunity for those seeking a comfortable home in a prestigious area of Marbella, close to beaches, golf courses, and Puerto Banús.

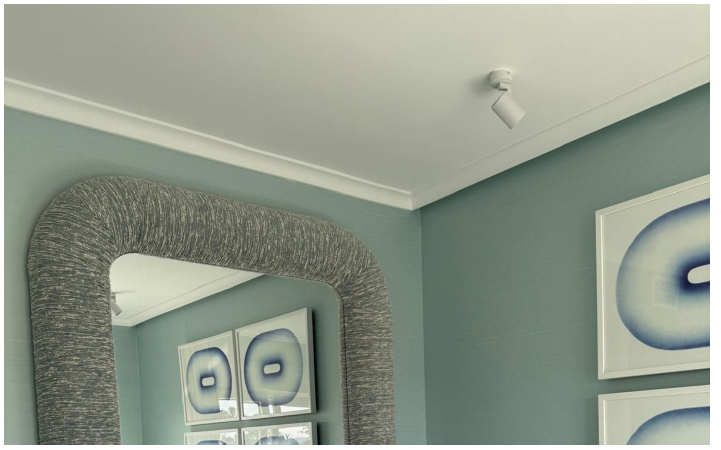
Note: Furnitures are not included in the price.

Feel free to contact me for more information or to arrange a viewing

[View Property Online](#)

# GALLERY







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