

# Duplex in Aloha

Price € 795,000

Bedrooms	3
Bathrooms	2
Build Size	205 m <sup>2</sup>
Terrace	50 m <sup>2</sup>
Plot Size	255 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Schools
- ✓ Close To Shops
- ✓ Urbanisation
- ✓ Close To Town

## ORIENTATION

- ✓ East

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Cold A/C
- ✓ Pre Installed A/C
- ✓ Fireplace
- ✓ Hot A/C

## VIEWS

- ✓ Sea
- ✓ Country
- ✓ Courtyard
- ✓ Mountain
- ✓ Panoramic
- ✓ Golf
- ✓ Garden

## FEATURES

- ✓ Covered Terrace
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Barbeque
- ✓ Fitted Wardrobes
- ✓ Solarium
- ✓ Ensuite Bathroom
- ✓ Double Glazing
- ✓ Near Transport
- ✓ WiFi
- ✓ Marble Flooring
- ✓ Fiber Optic

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Alarm System

## PARKING

- ✓ Underground
  - ✓ Garage
  - ✓ Covered
  - ✓ Private
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### Spacious Duplex Apartment with 3 Terraces in Nueva Andalucía

Bright and well-distributed duplex apartment for sale in the sought-after residential complex in Nueva Andalucía, the prestigious Golf Valley of Marbella.

This comfortable home offers generous living space with excellent natural light and three private terraces, perfect for enjoying the Mediterranean climate and the surrounding golf course and mountain views.

#### Key Features

205 m<sup>2</sup> built | 150 m<sup>2</sup> useful

3 bedrooms

2 bathrooms

American-style kitchen

Fireplace in the living room

3 private terraces

Fitted wardrobes

Storage room (trastero) included

Underground parking space included

North & West orientation

Built in 2009

Air conditioning

#### Community Amenities

Communal swimming pool

Beautiful landscaped gardens

#### Prime Location

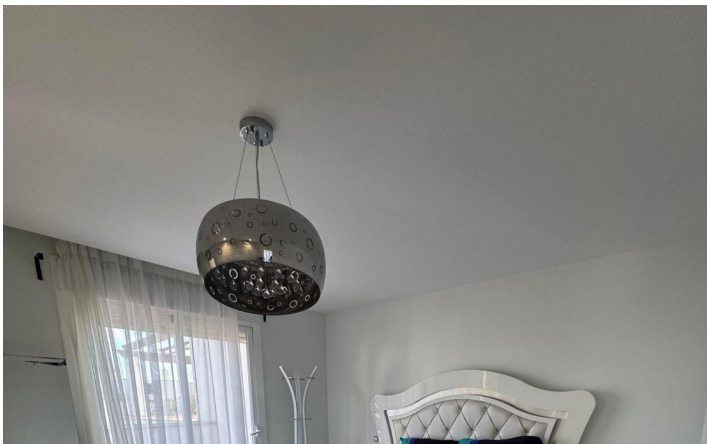
Situated in a quiet, well-established urbanisation in the heart of Nueva Andalucía, close to Aloha Golf Club, international schools, supermarkets, restaurants and only a short drive to Puerto Banús and the beach.

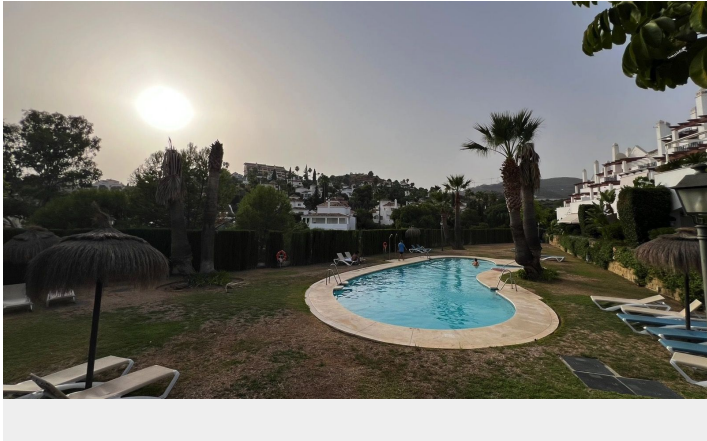
Ideal as a family home or investment property in one of Marbella's most desirable golf-residential areas.

Viewing highly recommended - contact us today to arrange a private viewing!

[View Property Online](#)

# GALLERY





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