



## MIDDLE FLOOR APARTMENT 3 BEDROOMS 2 BATHROOMS IN NUEVA ANDALUCÍA

📍 Nueva Andalucía

REF# R5055163 680.000 €

BEDS

3

BATHS

2

BUILT

103 m<sup>2</sup>

TERRACE

47 m<sup>2</sup>

Located in the sought-after community of Jardines de Andalucía, this beautifully renovated first-floor apartment offers a prime location within walking distance of Puerto Banús, Centro Plaza Mall, Marbella Arena, and renowned dining venues such as La Sala Banús and Breathe Restaurant.

The property features a spacious 47 m<sup>2</sup> terrace with pleasant views of the urban surroundings, including a glimpse of the iconic La Concha mountain. Renovated to a high standard, the apartment comprises three bedrooms, two modern bathrooms, and a generous terrace equipped with an outdoor shower and barbecue area—ideal for entertaining.

Residents can enjoy access to lush sub-tropical communal gardens and a well-maintained swimming pool. A private parking space in the underground garage is also included.

Whether as a luxurious holiday retreat or a turnkey investment, this apartment presents an excellent opportunity, currently operating as a highly successful rental property with an active booking calendar  
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