Floors

Nueva Andalucía

Rooms: 2	Bathrooms: 2	M²: 106	Price: 395,000 €
Status: Sale	Property Type: Floors	Reference: R4282132	Publish date: 20.01.24

Overview:Located in the lower part of Nueva Andalucía, close to the Casino, and within easy reach of Puerto Banús, this attractive ground floor apartment is an excellent buy as a holiday home, small pied à terre in an exclusive neighbourhood and with excellent rental potential. Set in this well-established complex in Nueva Andalucía, there are 83 apartments spread over 3 buildings, surrounding a pool and communal garden. With 100 metres of well ordered living space, the apartment comprises an open-plan living and dining room, with a study area, and an open-plan kitchen with breakfast bar. Finished in stainless steel and white, with brickwork on the bar area, the living area has 3 windows, with railings, looking out to a well-tended area of lawn. The main bedroom has its own en-suite bathroom with bathtub and a small terrace. Overlooking the garden and communal pool. The second bedroom, currently used as storage space, has a separate bathroom with a shower. Both bedrooms have fitted wardrobes. The living area and bedrooms have wooden floors, while the kitchens and bathrooms have ceramic floor tiles. The apartment is air-conditioned and has use of the communal pool and gardens, in this fully-gated community. The location of this apartment is excellent. Walking distance to shops, restaurants, bars and all amenities, the area of Nueva Andalucía offers top golf courses, a weekly open-air market, and a range of

attractive places to socialize. Also within easy walking distance to Puerto Banús, the beach and all the coast has to offer, the leisure facilities including luxury yachting, designer shopping and international gastronomy give this property excellent rental potential. A rare find in today's fast-moving property market, in this location, this apartment will be snapped up quickly, and early viewing is recommended.

Features:

Pool, Air conditioning, None, Parking, None, None, None