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Apartment in Nueva Andalucía

Reference: R5449960



Bedrooms: 2

Bathrooms: 2

M² Build size: 104

Price: 750,000 €

Status: Sale

Property Type: Apartment

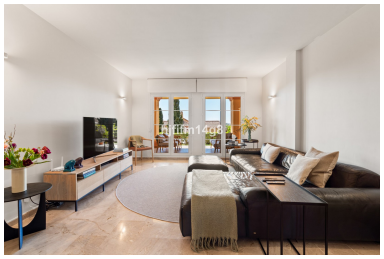
Parking places: by request

M² Plot Size:













Overview:

Nestled within the highly sought-after residential enclave of Cumbres del Rodeo, at the very heart of Nueva Andalucía in Southern Spain, this beautifully renovated two-bedroom ground-floor apartment represents an exceptional fusion of comfort, sophisticated style, and unparalleled convenience. Positioned in one of Marbella's most desirable and prestigious areas, Nueva Andalucía is internationally celebrated for its world-class golf courses, exquisite gastronomic scene, proximity to the glamorous marina of Puerto Banús, and an effortlessly luxurious Mediterranean lifestyle. This locale makes it an incredibly attractive proposition for those seeking a permanent opulent residence, a lavish holiday retreat, or a discerning investment opportunity.

Cumbres del Rodeo stands as a testament to established luxury within Nueva Andalucía – a distinguished gated urbanisation revered for its serene atmosphere, meticulously manicured communal gardens, and an enviable location. Residents benefit from being mere minutes away from pristine beaches, championship golf courses, esteemed international schools, and a comprehensive array of essential amenities. The community offers an idyllic residential sanctuary, providing a peaceful escape while maintaining seamless access to the vibrant social pulse and luxurious offerings of Marbella and Puerto Banús, ensuring a lifestyle of both tranquility and exhilaration.

This elegant ground-floor apartment has been meticulously designed to maximize space and natural light. It features a bright and expansive open-plan living and dining area, creating an inviting atmosphere for relaxation and entertainment. This magnificent space extends effortlessly through large sliding doors to a generous covered terrace and a private, meticulously maintained garden. This seamless indoor-outdoor flow is perfectly suited for year-round al fresco dining, entertaining guests, or simply unwinding amidst Marbella's glorious climate. From the privacy of your garden, pleasant partial sea views unfold, adding a captivating dimension to the property's allure and offering a constant reminder of the stunning coastal surroundings.

Culinary enthusiasts will appreciate the independent, fully fitted kitchen, which boasts an attached separate utility room. This thoughtful design provides both exceptional practicality and generous storage solutions. In 2023, the property underwent a comprehensive interior refurbishment, a transformative project that significantly elevated both its design aesthetic and energy efficiency. The kitchen was entirely replaced with a contemporary German masterpiece by Impuls Küchen, featuring sleek lines and premium finishes, complemented by a full suite of integrated Bosch appliances. Custom storage solutions were also intelligently incorporated into the utility room, maximizing functionality and space.

The apartment comprises two beautifully appointed bedrooms. The master bedroom serves as a private sanctuary, offering direct access to the inviting outdoor terrace – perfect for enjoying a morning coffee or a quiet evening. It features a luxurious en-suite bathroom, designed with refined finishes. A second, equally comfortable guest bedroom and a separate guest bathroom provide ample and elegant accommodation for family members or visitors, ensuring privacy and comfort for all.

A cornerstone of the recent refurbishment was the introduction of cutting-edge climate-control and energy-efficient systems, underscoring a commitment to modern, sustainable living. This includes a high-performance Mitsubishi Electric 10 kW ducted air-conditioning and heating system, enhanced with an intelligent Airzone system for room-by-room temperature control, allowing for personalized comfort throughout the home. Furthermore, a Mitsubishi Electric aerothermal hot water system, boasting a 200-liter storage tank, delivers outstanding energy performance and significantly reduced running costs, marrying luxury with environmental responsibility and economic efficiency.

The interior design has been thoughtfully curated with an impeccable eye for detail, featuring high-quality European design furniture and exquisitely refined finishes. This harmonious blend creates a warm, contemporary, and timeless aesthetic throughout the apartment. Bespoke touches include custom teak bathroom vanity units, an upgraded lighting scheme that enhances ambiance, and a selection of premium materials that collectively elevate the living experience to one of understated elegance and sophisticated comfort.

Adding to its modern conveniences, the property is sold with one private parking space, seamlessly integrated into the price. This parking space is equipped with a dedicated Wallbox Pulsar Plus 7.4 kW electric vehicle charging station, providing future-ready functionality and an indispensable amenity for the environmentally conscious or forward-thinking homeowner. This feature ensures convenience and aligns perfectly with the evolving demands of contemporary luxury living.

This represents a superb and rare opportunity to acquire a stylish, impeccably renovated, and move-in-ready apartment in Cumbres del Rodeo, undeniably one of the most desirable residential communities in Nueva Andalucía. Whether envisioning it as a luxurious permanent residence, an exclusive holiday home, or a strategic investment property in a prime Marbella location, this apartment offers unparalleled value and an elevated lifestyle.

Features:

None, Pool, Air conditioning, Sea views, Lift, None, Private garden, Parking