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Luxury Realty
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Apartment in Nueva Andalucía

Reference: R5468281



Bedrooms: 2	Bathrooms: 1	M² Build size: 96	Price: 580,000 €
Status: Sale	Property Type: Apartment	Parking places: by request	M² Plot Size:













Overview:

An unparalleled opportunity awaits the discerning buyer in the heart of Nueva Andalucía, Southern Spain – a prestigious address celebrated for its vibrant lifestyle, world-class golf courses, and proximity to the shimmering Mediterranean Sea. Luxury Realty is proud to present a newly listed, elegant two-bedroom apartment, an exquisite canvas awaiting transformation into a bespoke luxury residence or a high-yield investment property.

Nestled within one of Nueva Andalucía's most coveted residential enclaves, this apartment offers the perfect blend of comfort, privacy, and an unbeatable location. It is strategically positioned just moments from every conceivable amenity and the glamorous allure of Puerto Banús, placing the best of the Costa del Sol right at your fingertips. Imagine owning a piece of this exclusive paradise, where every day unfolds with the promise of sunshine and sophisticated living.

The interior of this property presents a compelling vision of potential. At its core lies a generously proportioned living and dining area, a space designed for both grand entertaining and intimate relaxation. A traditional fireplace serves as a captivating focal point, promising cozy evenings and an elegant ambiance. This expansive main living space seamlessly transitions through a large window onto a charming, private, southeast-facing terrace. This outdoor sanctuary is perfect for savouring morning coffees, enjoying sun-drenched afternoons, or indulging in alfresco dining as the Mediterranean sun paints the sky. It’s an idyllic setting to fully embrace the coveted outdoor lifestyle that Southern Spain is famous for.

The apartment currently features two ample bedrooms, each thoughtfully designed with large built-in wardrobes, offering abundant storage solutions. Both bedrooms benefit from excellent natural light, creating bright and inviting personal retreats. The existing layout, with one well-appointed bathroom, provides a solid foundation. However, this property is presented as an exciting renovation project, a rare chance to imprint your personal style and elevate it to the highest standards of luxury. Critically, the layout offers the straightforward possibility of converting it into a more expansive and comfortable two-bedroom, two-bathroom home, adding significant value and appeal. Envision a complete overhaul, incorporating state-of-the-art finishes, smart home technology, and custom designs to create a truly spectacular, modern living space tailored to your exact specifications.

The Prestigious Community and Unbeatable Location

Beyond the confines of the apartment, residents are welcomed into a meticulously maintained and secure gated community, boasting 24-hour security for ultimate peace of mind. The complex itself is a haven of resort-style amenities, designed to enhance the quality of life for all who reside here. Discover a large communal swimming pool, perfect for refreshing dips, complemented by a dedicated children's pool, ensuring fun for all ages. Sports enthusiasts will appreciate the convenience of an on-site tennis court, while the extensive, mature tropical gardens provide serene pathways and tranquil spaces for relaxation amidst lush greenery. This peaceful and well-established environment offers a true sense of community and exclusivity, further enhanced by convenient communal parking.

The location of this apartment is, without doubt, one of its greatest assets. Situated in Nueva Andalucía, often referred to as 'Golf Valley', it is surrounded by some of Europe's most prestigious golf courses. A mere few minutes' walk places you at the threshold of Puerto Banús, the epicentre of luxury and glamour on the Costa del Sol. Here, you can immerse yourself in high-end shopping, dine at world-class restaurants, and admire superyachts in the iconic marina. Centro Plaza, with its array of boutiques, cafes, and services, is equally close. Pristine beaches, offering golden sands and the sparkling Mediterranean, are also within easy reach. Furthermore, the property boasts excellent connectivity to the sophisticated charm of Marbella and the iconic Golden Mile, renowned for its opulent resorts and fine dining establishments. Living here means experiencing the epitome of luxury and convenience in one of Southern Spain's most sought-after locales.

An Exceptional Investment Proposition

This property represents an exceptional investment proposition, catering to a diverse range of aspirations. It is ideally suited as a primary residence for those yearning for a permanent slice of the luxurious Mediterranean lifestyle. Alternatively, it serves as a superb luxury second home, offering a perfect escape for holidays and extended stays in a prime European destination. For the astute investor, this apartment holds significant appeal as a high-return asset. The community, notably, permits holiday rentals, a highly desirable feature given the strong demand for premium accommodations in Nueva Andalucía. While the apartment does not currently possess a tourist licence, it can be readily obtained upon application, paving the way for a lucrative income stream. Seize this rare opportunity to acquire a property with immense potential in a location that consistently commands high value and desirability. Envision your future here, whether as a magnificent personal abode or a robust addition to your investment portfolio in sunny Southern Spain.

Features:

None, Pool, Air conditioning, Private garden, None, 24H Security, Parking, Investment