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Terraced Townhouse in Nueva Andalucía

Reference: R5486782



Bedrooms: 2

Bathrooms: by request

M² Build size: 204

Price: 1,295,000 €

Status: Sale

Property Type: Terraced Townhouse

Parking places: by request

M² Plot Size:













Overview:

Discover an unparalleled lifestyle opportunity with this exquisite townhouse, perfectly situated within the prestigious Aloha Golf Club in the heart of Nueva Andalucía, Southern Spain. This magnificent property offers not only a privileged address but also breathtaking, unobstructed views of the iconic La Concha Mountain, providing a stunning backdrop to your daily life. Designed for those who appreciate luxury, comfort, and the vibrant Marbella lifestyle, this home is a sanctuary of elegance and convenience.

Spanning two meticulously designed levels, this residence seamlessly blends indoor sophistication with outdoor tranquility. The ground floor unveils a luminous, L-shaped open-plan living space, thoughtfully conceived to maximize both light and functionality. The state-of-the-art kitchen is a culinary enthusiast's dream, fully equipped with top-of-the-range appliances and offering delightful views of the lush garden. A conveniently located guest toilet adds to the practicality. The generously proportioned open-plan living and dining area serves as the heart of the home, gracefully extending onto a charming 24m² terrace, which in turn leads to a private garden oasis. Here, dedicated dining and chill-out zones invite you to unwind and immerse yourself in the fantastic vistas of La Concha mountain under the glorious Andalusian sun. Additionally, the property boasts a welcoming front patio, featuring a spacious storage area that cleverly doubles as a laundry room.

Ascending to the upper level, you will find two serene bedrooms, each meticulously crafted to offer privacy and comfort. Both bedrooms benefit from their own luxurious en-suite bathrooms, ensuring a personal retreat for residents and guests alike. Ample built-in wardrobes provide generous storage solutions, maintaining the property’s sleek and uncluttered aesthetic.

Beyond the private confines of the townhouse, residents benefit from a suite of desirable features. A dedicated private parking space ensures convenience and security. The community itself is a testament to luxurious living, boasting an inviting communal swimming pool where you can refresh while soaking in more spectacular views. Meticulously maintained, lush communal gardens contribute to the tranquil atmosphere. Modern comforts such as air conditioning throughout and an advantageous east orientation, which bathes the home in soft morning light, further enhance the living experience.

This exceptional property is nestled within Peñablanca, a traditional urbanisation renowned for its unique charm and established community feel. Its prime location places you at the epicentre of everything Marbella has to offer. The effervescent atmosphere of Puerto Banús, with its luxury boutiques, fine dining, and vibrant nightlife, along with its famous sandy beaches, is merely a 5-minute drive away. Essential amenities, including supermarkets and the highly prestigious Aloha College Marbella, are within easy reach, with the school just a convenient 5-minute walk, making it an ideal choice for families.

For golf aficionados, this location is nothing short of paradise. Positioned directly within the esteemed Aloha Golf course, the Peñablanca complex is truly at the heart of Nueva Andalucía’s legendary Golf Valley. This ensures immediate access to some of Europe's most revered fairways, including Real Club de Golf Las Brisas, Los Naranjos Golf Club, and Magna Marbella Golf, all just minutes away. Imagine stepping out of your door and onto world-class greens – an everyday reality here.

The strategic location extends beyond immediate amenities. The sophisticated centre of Marbella is approximately a 10-minute drive, offering a wealth of cultural, gastronomic, and shopping experiences. The picturesque town of Estepona is only 20 minutes away, while Malaga International Airport is conveniently accessible in approximately 50 minutes by car, ensuring effortless travel connections.

Embrace the famed microclimate of Marbella, a truly unique phenomenon characterized by mild winters and comfortably warm summers, offering over 320 days of sunshine annually. This allows for an exceptional outdoor lifestyle year-round. Marbella is consistently ranked as one of Spain's most coveted destinations, its allure attracting discerning individuals from across the globe. With a spectacular coastline stretching over 27 kilometers, featuring 23 pristine beaches, the region promises endless opportunities for leisure, relaxation, and recreation. This townhouse is not just a home; it’s an invitation to experience the very best of luxury living on the Costa del Sol.

Features:

Pool, Air conditioning, Mountain views, None, Private garden, Alarm system, Parking, None