

## Long Term Rental - House - Nueva Andalucía

# 16.500€ / Month

Nueva Andalucía

House



4



2.5



301 m2

This property is offering a comfortable and well-appointed living environment during the summer season. It is available exclusively for June, July, and August, with a minimum stay of two months. A discount is applied when booking the full three-month period. This exquisite townhouse, located in the prestigious area of Nueva Andalucía, Marbella, offers an unparalleled opportunity for luxury living. As one of the most significant properties in the exclusive Urbanization Los Sultans, this residence is a rare find, with only 12 townhouses in the community and never before available for sale. Nestled within a secure, gated community, the property boasts a triple-A location with immediate access to the new paseo leading directly to Puerto Banus. It is conveniently situated next to the Marbella sign roundabout and the famous urbanisation La Mastranza. The townhouse spans a generous 301m<sup>2</sup>, with 201m<sup>2</sup> of interior space and a 100m<sup>2</sup> terrace, providing ample room for relaxation and entertainment. It features four spacious bedrooms, including a luxurious ensuite, two additional bathrooms, and a guest toilet. The interior is elegantly appointed with marble floors, fitted wardrobes, and electric blinds, ensuring style and comfort. The fully equipped kitchen and the air-conditioned living areas are complemented by a cinema room and a games room, offering a perfect blend of leisure and functionality. Outdoor living is equally impressive, with a private plunge pool and a barbeque area on the terrace, ideal for enjoying the stunning views of the La Concha mountain. The communal garden and garage further enhance the property's appeal, while the solarium and roof terrace offer additional spaces to unwind and soak in the Mediterranean climate. The townhouse is fully furnished and in excellent condition. It has been recently renovated and refurbished to the highest standards. Strategically located, the property is within walking distance of Centro Plaza and Puerto Banus and is close to amenities, a variety of amenities including top-notch dining options, shops, schools, and golf courses. The proximity to the sea, beach, and transport links, as well as the vibrant town and port, make this townhouse a luxurious residence and a sound investment with excellent return potential. This is a unique opportunity to own a piece of prime real estate in one of Marbella's most sought-after areas.

### Setting

- ✓ Close To Golf
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools

### Climate Control

- ✓ Air Conditioning

### Garden

- ✓ Communal

### Orientation

- ✓ South East

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Garden
- ✓ Pool
- ✓ Urban
- ✓ Street

### Security

- ✓ Gated Complex
- ✓ Electric Blinds

### Condition

- ✓ Excellent
- ✓ Recently Renovated

### Features

- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Satellite TV
- ✓ Games Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Barbeque

### Parking

- ✓ More Than One
- ✓ Communal

### Pool

- ✓ Private

### Furniture

- ✓ Fully Furnished

### Category

- ✓ Luxury



















