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Long Term Rental - House - Nueva Andalucía

2.650€ / Month

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Ref.-ID: MIBGR5039797 **Nueva Andalucía** **House**

3 **2.5** **140 m2** **10 m2**

Charming three-bedroom townhouse located in the heart of Nueva Andalucía, one of Marbella's most sought-after residential areas. This magnificent property is spread over three floors and has been designed to offer comfort, functionality, and a relaxed lifestyle. Upon entering the home, we find a spacious and bright west-facing living room, allowing for abundant natural light throughout most of the day. From the living room, there is direct access to a pleasant terrace with a private garden, ideal for relaxing outdoors, enjoying meals with friends, or simply contemplating the sunsets. The main floor also features a separate kitchen, fully equipped with modern appliances and ample storage space, ideal for cooking enthusiasts. On this same floor, there is a guest toilet, perfect for guests. Upstairs, we discover two good-sized bedrooms, both with built-in wardrobes and large windows that allow for excellent ventilation. These rooms share a full bathroom with a bathtub, tastefully decorated with quality materials. The top floor is dedicated to the master bedroom, which enjoys greater privacy. This elegant bedroom features an en-suite bathroom, spacious closets, and a tranquil atmosphere that makes it a true retreat within the home. The property is located just a 10-minute drive from the prestigious Puerto Banús, known for its marina, luxury boutiques, restaurants, and nightlife. Additionally, some of the most renowned golf courses on the Costa del Sol, such as Las Brisas, Aloha Golf, and Los Naranjos, are just 5 minutes away, making this home an excellent choice for families and golf enthusiasts alike. Also nearby is the popular La Campana area, where residents can enjoy a wide range of services, including supermarkets, local shops, pharmacies, cafes, and restaurants serving international cuisine. Services and Common Areas The community in which this townhouse is located is impeccably maintained, with clean common areas, easy access, and a quiet and secure environment. The property includes a private parking space located right at the entrance of the home, providing great convenience. This charming townhouse is an excellent opportunity for those looking for a well-located family home in a quiet area with easy access to all the amenities and attractions Marbella has to offer.

Setting
- ✔ Close To Golf
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Urbanisation

Orientation
- ✔ West Facing

Condition
- ✔ Excellent Condition

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C
- ✔ Fireplace

Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Satellite TV
- ✔ WiFi
- ✔ Ensuite Bathroom
- ✔ Marble Flooring

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex

Parking
- ✔ Street Parking
- ✔ Private Parking

















































