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■■■■■■■■■■■■ ■ Nueva Andalucía ■■■■■■■■■■■■: R5168800

■■■■■■■■: 3 ■■■■■■■: 2 M²: 131 ■■■■■: 685 000 €

■■■■■■■: ■■■■■■■■ ■■■■: ■■■■■■■■■■■■■ ■■■■■■: ■■ ■■■■■■■■

■■■■■■■■■:Unique renovated 3 double bedrooms (not kitchen conversion) apartment in highly sought after urbanization, WALKING DISTANCE to Centro Plaza (8-10min) and Puerto Banus (15min) and the beaches, with all amenities, shops, restaurants, Mercadona and other supermarkets on the doorstep... LPO in place and VACATION RENTALS ALLOWED BY THE COMMUNITY! Extremely spacious and bright 3bdr apartment all on 1 level According to the Title Deed (Escritura) this spacious first floor, corner apartment has 124m2 built area, consists of a spacious entrance hall with multiple wardrobes, kitchen, large dining / living room, 3 bedrooms and 2 bathrooms. All 3 bedrooms have built in wardrobes and two bedrooms are so big, there is extra room for a desk / study area or dressing area next to the double bed. There are 2 more large built in wardrobes in the entrance hall and by the 2nd bathroom. There is a lovely, spacious TERRACE, accessible from both the living room and the master bedroom, a perfect space for relaxing or to enjoy alfresco dining. The spacious living / dining area is flooded with natural light and the view stretches to La Concha! Located on the first floor in the higher blocks of the urbanization, this beautiful home is easily accessible from the main entrance by LIFT or stairs and enjoys total PRIVACY and lovely VIEWS to the surroundings and the mountains. An UNDERGROUND PARKING spot is also included in the sales price and there is a covered utility room / STORAGE room just off the kitchen. There are 3 swimming pools - one Olympic size for proper swimming and another one that is heated in the winter months plus a children's pool, with some shade and lots of sunbeds for everyone's enjoyment. The community is gated, very well maintained and there is 24 hr SECURITY / CONCIERGE on site OTHER KEY POINTS OF THIS LISTING: * Extremely spacious and bright * Brand new, well designed kitchen with Bosch appliances * Two brand new bathrooms with walk-in shower and LED lights * New energy efficient water heater * New A/C units (4) * high quality wooden floors * valid LPO in place! * it is possible to install an Electric Vehicle Charger in the parking space Don't be fooled! Many 3bdr apartments offered for sale in this urbanization are much smaller, because they have been converted from a 2bdr to a 3 bedroom by turning the kitchen into a small bedroom and moving the kitchen into the living room. All in all, this apartment is ideal as a family home or can be a fantastic investment, as both LONG TERM and SHORT TERM rentals are in high demand in the area. We invite you to come and have a look any time - we hold the keys and it will be our pleasure to show you around.

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