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■■■■■■■■■■■■ ■ Atalaya

■■■■■■■■■■: R5361355

■■■■■■■■: 2 ■■■■■■■: 2 M²: 97 ■■■■: 315 000 €

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[redacted]:A standout south-facing apartment in Nordic Royal Club, this elegant two-bedroom residence is one of the most compelling opportunities currently available within the community, combining open views, natural light, and full-service living at a strategically positioned price of €315,000 plus purchase costs. Situated on the first floor, the apartment offers 97 m² built with a 13 m² covered terrace, delivering a layout that consistently appeals to serious international buyers: spacious, functional, and immediately comfortable. The south-facing orientation is a key advantage, ensuring sunlight throughout the day, while the elevated position provides an ideal balance of privacy and accessibility—features that are increasingly prioritised in today's market. The living and dining area opens directly onto the terrace, creating a natural flow between indoor and outdoor living. From here, the apartment enjoys open views across the immaculately maintained gardens and swimming pools, with partial sea views, a combination that places it among the more desirable outlooks within Nordic Royal Club. The kitchen is fully fitted and well maintained, while the two double bedrooms—one with en-suite—offer well-proportioned accommodation designed for both everyday living and guest use. The property is sold fully furnished, allowing a buyer to move straight in or begin enjoying the property immediately—an important advantage that continues to drive faster decision-making, particularly among second-home and international purchasers. Nordic Royal Club is not simply a residential development; it is a proven service-led lifestyle concept, and this is where the property gains a clear competitive edge. With just 103 residences, the community has established a reputation for consistency, security, and long-term desirability, supported by a strong international ownership base. This stability directly underpins both resale performance and buyer confidence. What differentiates the development—and consistently drives demand—is its comprehensive and carefully managed range of on-site services. Residents benefit from two outdoor swimming pools, a fully equipped gym, yoga room, and sauna. In addition, there are elegant communal lounges, a library and reading rooms, and a billiard and games room, creating a social and lifestyle environment that is rarely matched in comparable communities. Supporting this is a full infrastructure of 24-hour reception, concierge and security, lift access throughout, beautifully maintained gardens, and communal laundry facilities, ensuring that ownership remains simple and stress-free. A key financial and lifestyle advantage—and one that significantly strengthens the property's position in the market—is that the community fees include private consumption of hot and cold water, as well as membership to Helicópteros Sanitarios. This combination of cost efficiency and added reassurance is genuinely distinctive and plays an important role in buyer decision-making. The apartment includes an underground parking space, and the community is pet-friendly, further broadening its appeal across both permanent residents and holiday-home buyers. Located in Nueva Atalaya, the setting offers a rare combination of tranquillity and convenience. The Diana Shopping Centre is within easy walking distance, providing supermarkets, cafés, and restaurants, while several of the area's most established golf courses—including Atalaya, El Paraíso and Guadalmina—are just minutes away. The beaches, Puerto Banús, Marbella and Estepona are all easily accessible, and Málaga Airport can be reached in under an hour. Apartments within Nordic Royal Club that offer south orientation, open views, and turnkey condition—as seen here—are consistently among the first to attract serious interest. At its current price point, this property is not simply well presented; it is deliberately positioned to capture immediate attention from qualified buyers looking for security, service, and long-term value in a proven location. This is a property that stands out for the reasons that matter: orientation, light, views, services, and ease of ownership—all within a community that continues to perform quietly and consistently over time. A fully furnished, ready-to-enjoy residence offering clarity, confidence, and exceptional value in the heart of the Golden Triangle.

[redacted]:

[redacted], None, [redacted], [redacted], [redacted], [redacted], [redacted], [redacted], [redacted], 24H Security, [redacted]