



TOWNHOUSE 3 BEDROOMS 3 BATHROOMS IN NUEVA ANDALUCÍA

Nueva Andalucía

REF# R5194195 – 750.000€

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|------|-------|--------------------|--------------------|-------------------|
| 3 | 3 | 151 m ² | 100 m ² | 14 m ² |
| Beds | Baths | Built | Plot | Terrace |

Marbella – Nueva Andalucía Modern Semi-Detached Townhouse near Puerto Banús and Aloha College
 Located in a recently built gated community, this elegant semi-detached townhouse offers the perfect blend of modern design, comfort, and convenience. Situated just 1.5 km from the world-famous Puerto Banús and within close proximity to Aloha College, golf courses, supermarkets, restaurants, and sports facilities, this home enjoys one of the most sought-after locations in Marbella. Built in 2020, the property forms part of a stylish development of contemporary townhouses featuring clean architectural lines and exquisite design. Each home has been carefully designed to offer both functionality and sophistication, using top-quality materials and high standards throughout. The townhouse comprises 3 bedrooms, 2 bathrooms, and a guest toilet, as well as a private terrace and garden or patio area. The interiors feature a spacious living room, fully equipped designer kitchen, porcelain floors (120x60), independent air conditioning, and pre-installation for home automation. A private garage space for one car is included in the price. This is a perfect opportunity to own a contemporary home in one of Marbella's most desirable areas — combining exclusivity, comfort, and proximity to all amenities.

