

SAN PEDRO DE ALCÁNTARA

750,000 €

REFERENCE R4890271

An Exquisite Mediterranean Haven: Luxury Townhouse in Nueva Andalucía, Marbella

3	3	157 m²	30 m²
BEDROOMS	BATHROOMS	BUILT	PLOT













Description

Luxury Realty is delighted to present an unparalleled opportunity to acquire a magnificent townhouse nestled in the heart of Nueva Andalucía, Marbella – a coveted address renowned for its sophistication and vibrant lifestyle. This exceptional property offers a harmonious blend of classic Andalusian charm and modern comfort, perfectly positioned between the glamorous allure of Puerto Banús and the authentic charm of San Pedro de Alcántara, both iconic destinations along Spain's illustrious Costa del Sol.

From the moment you arrive, the property captivates with its prime south-facing orientation, a feature meticulously chosen to bathe the interiors in an abundance of natural sunlight throughout the day. This optimal positioning not only ensures a bright and airy ambiance but also contributes to a pleasant microclimate within the home, ideal for embracing the quintessential Mediterranean way of life. Residents benefit from seamless direct access to the meticulously maintained communal swimming pool, a serene oasis perfect for leisurely dips, alongside lush private gardens that provide an idyllic backdrop for relaxation, alfresco dining, or simply unwinding amidst nature's beauty.

Step inside this charming residence to discover a thoughtfully designed layout that balances communal elegance with private tranquility. The heart of the home is a generously proportioned living-dining room, an inviting space characterized by its warmth and sophistication. A traditional fireplace serves as a captivating focal point, promising cozy evenings and adding an element of timeless allure. Large glass doors seamlessly connect this grand living area to your very own private garden, creating a fluid transition between indoor comfort and outdoor serenity. This private outdoor sanctuary offers an exclusive space for entertaining, children's play, or cultivating a personal haven of flora.

The culinary enthusiast will appreciate the fully equipped independent kitchen, designed with functionality and style in mind. Featuring modern appliances and ample storage, it provides the perfect setting for preparing gourmet meals. Adjacent to the kitchen, a convenient laundry room adds to the practicality and ease of daily living. The upper level is dedicated to the private quarters, starting with the luxurious master bedroom. This elegant retreat boasts its own en-suite bathroom, a sanctuary of relaxation, and a private terrace that offers a secluded spot for morning coffee or evening stargazing, enjoying the gentle Marbella breeze. Two additional well-appointed bedrooms, each offering comfort and style, share a full, modern bathroom, providing ample space for family or guests. A conveniently located guest toilet on the main level ensures privacy and ease for visitors.

The strategic location of this townhouse is undoubtedly one of its most compelling attributes. Enjoy the privilege of being mere moments away from the sparkling Mediterranean Sea, allowing for spontaneous beach excursions and coastal strolls. Beyond the immediate vicinity, the world-famous Puerto Banús beckons with its dazzling marina, high-end boutiques featuring international designers, exquisite gourmet restaurants, and a vibrant nightlife that draws an international elite. Equally accessible is San Pedro de Alcántara, a charming town located in the south of Spain, offering a more traditional Andalusian experience with its bustling boulevard, local markets, and a wealth of essential amenities including quaint shops, authentic eateries, and medical facilities.

Furthermore, this prime location affords quick and effortless access to major road networks, connecting you seamlessly to the broader Costa del Sol and beyond. Golf aficionados will revel in the proximity to some of the most prestigious golf courses in Europe, nestled within Nueva Andalucía’s renowned "Golf Valley." The area is also celebrated for its diverse array of restaurants, from casual beach chiringuitos to Michelin-starred dining, exclusive shops catering to every desire, well-stocked supermarkets for daily needs, and a selection of reputable international schools, making it an ideal choice for families. This presents a truly unique opportunity to secure a prime residential asset in one of the most desirable and investment-worthy locations in Marbella. Whether seeking a permanent luxurious family home or a strategic investment with strong rental potential, this townhouse embodies the very essence of sophisticated Mediterranean living.

Details

Reference	R4890271	Property Type	Terraced Townhouse

Status	Sale	Price	750,000 €
Bedrooms	3	Bathrooms	3
Build size	157 m²	Plot Size	30 m²
Terrace	–	Parking places	by request

Features

Pool, Air conditioning, Private garden, Parking, Beachfront, Holiday Home