

NUEVA ANDALUCÍA

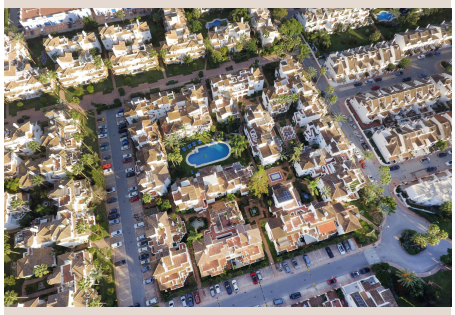
699,000 €

REFERENCE R4951513

An Exquisite Duplex Penthouse: Your Sanctuary in Marbella's Prestigious Nueva Andalucía

3	2	150 m²	50 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Welcome to an unparalleled offering from Luxury Realty: a magnificent 3-bedroom, 2-bathroom duplex penthouse, gracefully nestled in the most coveted sector of Urb. Los Naranjos de Marbella, specifically within the exclusive and serene Fase 1. This remarkable property is not merely a residence; it is an entry into a lifestyle of sophisticated tranquility, perfectly positioned within Southern Spain's jewel, Nueva Andalucía. Just a leisurely 5-minute drive from the glittering marina of Puerto Banús, this penthouse masterfully balances serene seclusion with immediate access to Marbella's vibrant social scene, world-class dining, and elite leisure facilities. For those who seek an idyllic retreat that remains intimately connected to the pulse of the Costa del Sol, this address represents the ultimate convergence of convenience and peaceful luxury.

The Quintessence of Southern Spanish Living in Nueva Andalucía

Nueva Andalucía, often celebrated as Marbella's "Golf Valley," is renowned for its lush landscapes, prestigious golf courses, and an international ambiance that attracts discerning residents from across the globe. This esteemed enclave, situated in the heart of Southern Spain, offers a unique blend of natural beauty and sophisticated infrastructure. Imagine waking to the gentle sun, with the majestic silhouette of La Concha mountain as your backdrop, and world-class golf courses like Las Brisas, Aloha, and Los Naranjos Golf Club just moments away. The region boasts an enviable microclimate, ensuring over 320 days of sunshine a year, perfect for embracing an outdoor lifestyle.

Los Naranjos de Marbella, a distinguished urbanisation within Nueva Andalucía, epitomises this desirable way of life. Fase 1, in particular, stands out for its meticulous design, mature, verdant gardens, and an atmosphere of refined calm. It offers residents an exceptional standard of living, where manicured pathways lead to sparkling swimming pools and verdant spaces designed for relaxation. The strategic positioning of this penthouse within Fase 1 ensures not only an elevated sense of privacy and quietude but also effortless proximity to a wealth of amenities. From gourmet supermarkets and charming local cafes to upscale boutiques and international schools, everything required for a life of comfort and ease is within easy reach. The allure of Marbella town centre, with its historic old town and fashionable avenues, is also just a short drive, ensuring that cultural enrichment and diverse entertainment options are always at your fingertips.

Architectural Splendour and Interior Elegance

Spanning two meticulously designed floors, this duplex penthouse is a testament to contemporary elegance and thoughtful functionality. The moment you step inside, you are greeted by an expansive open-plan living area, a space conceived for both grand entertaining and intimate family moments. High ceilings and an abundance of natural light enhance the sense of scale and airiness, creating an inviting atmosphere that immediately feels like home. The seamless flow from the indoor living space to the expansive main terrace is a defining feature, blurring the lines between interior comfort and exterior splendour. This generous outdoor sanctuary serves as an extension of the home, offering ample space for al-fresco dining, lively social gatherings, or simply unwinding with a book as the gentle Mediterranean breeze caresses your skin.

The interior finishes speak to a commitment to quality and style, with every detail carefully considered to provide a luxurious living experience. The layout has been intelligently crafted to maximise both privacy and communal interaction, making it ideal for families, couples, or as a sophisticated holiday retreat. The kitchen, while integrated into the open-plan design, offers a practical and stylish hub for culinary creation, facilitating effortless interaction with guests and family members in the main living area. The lower level also accommodates two well-appointed bedrooms and a bathroom, offering versatility for guests or a home office, each space imbued with a sense of comfort and understated luxury.

Terraces with Breathtaking Vistas: Your Personal Panorama

One of the most captivating features of this penthouse is its extraordinary outdoor spaces. The main terrace, accessed directly from the living area, commands truly breathtaking views. Your gaze will sweep across the shimmering waters of the communal pool, through the lush, manicured gardens of Fase 1, and beyond to the awe-inspiring, iconic silhouette of La Concha mountain. This panorama provides a dynamic backdrop to daily life, offering stunning sunrises and dramatic sunsets that paint the sky in a

kaleidoscope of colours. It’s an ideal setting for morning coffee, evening cocktails, or simply absorbing the tranquil beauty of your surroundings.

Ascending to the upper level reveals the magnificent master suite, a true sanctuary designed for ultimate comfort and privacy. This exquisite retreat boasts its own private terrace, a secluded haven offering even more expansive and stunning panoramic views. Here, the sense of elevation amplifies the feeling of peace and exclusivity. Imagine starting your day with yoga overlooking the mountain, or ending it with a glass of champagne under a canopy of stars. This private outdoor space is perfect for intimate relaxation, quiet contemplation, or hosting a select few guests in an exclusive setting, making every moment an unforgettable experience.

An Astute Investment in Marbella's Dynamic Market

Beyond its undeniable charm as a dream holiday home, this penthouse represents a truly outstanding investment opportunity within Marbella’s consistently robust and highly sought-after rental market. The property boasts a strong, proven rental performance, a testament to its desirable location, luxurious features, and the enduring appeal of Nueva Andalucía as a premier destination. The region's unwavering popularity, combined with a limited supply of high-quality properties, ensures a steady demand for premium holiday rentals and long-term leases, translating into excellent potential for rental yield and capital appreciation.

Investing in property in Southern Spain, particularly in a prime location like Nueva Andalucía, offers not only the promise of financial returns but also the intangible benefits of owning a piece of the Mediterranean dream. The allure of Marbella, with its glamorous lifestyle, world-class amenities, and beautiful climate, continues to attract affluent visitors and residents year-round. This penthouse, with its prime location in Fase 1 of Los Naranjos de Marbella, stands out as a reliable asset, offering both immediate enjoyment and a secure, prosperous future. Residents of Fase 1 also benefit from thoughtfully maintained lush, landscaped gardens and multiple swimming pools, further enhancing the appeal and value of the property for both owners and potential renters. The proximity to shops, restaurants, and world-class golf courses adds another layer of convenience and desirability.

Seize This Rare Opportunity

Don't miss this exceptional and rare opportunity to acquire a luxurious, peaceful haven in the heart of Los Naranjos de Marbella’s most desirable phase. This duplex penthouse offers not just a home, but a gateway to a life of elegance, comfort, and unparalleled beauty in one of Southern Spain’s most prestigious locations. Contact Luxury Realty today to arrange a private viewing and discover the endless possibilities that await you in this exquisite Nueva Andalucía residence.

Details

Reference	R4951513	Property Type	Penthouse
Status	Sale	Price	699,000 €
Bedrooms	3	Bathrooms	2
Build size	150 m²	Plot Size	–
Terrace	50 m²	Parking places	by request

Features

Pool, Air conditioning, Mountain views, Private garden, Alarm system, 24H Security, Parking