

NUEVA ANDALUCÍA

549,000 €

REFERENCE R5237668

An Exclusive Oasis: Panoramic Sea Views in the Heart of La Campana, Nueva Andalucía

3	3	114 m²	179 m²	18 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE











Description

Perched gracefully on a tranquil, one-way street in the vibrant heart of La Campana, this exquisite three-bedroom residence offers a rare blend of serene living and unparalleled convenience. Nestled within the highly sought-after Nueva Andalucía, a gem in the crown of Southern Spain, this home epitomizes the luxurious Mediterranean lifestyle. From its privileged vantage point, residents are treated to breathtaking, uninterrupted vistas across the glistening Mediterranean Sea, stretching to the iconic Rock of Gibraltar and the captivating coastlines of North Africa – a daily spectacle that truly defines coastal grandeur.

This distinguished property is not merely a house; it is a gateway to an elevated living experience, perfectly positioned for those who desire both tranquility and immediate access to the region's finest offerings. Imagine awakening to the gentle sea breeze, with every essential amenity just a leisurely stroll away. From charming local eateries and bustling boutiques to essential services, everything you could possibly desire is within effortless reach, ensuring a lifestyle of ultimate ease and enjoyment.

Step inside this meticulously designed home, spanning a generous 132m², where every detail has been thoughtfully curated for comfort and sophistication. The residence boasts three ample bedrooms, each a private sanctuary complete with its own elegantly appointed en-suite bathroom, offering an unmatched level of privacy and convenience for residents and guests alike. Further enhancing the home's functionality, a chic guest toilet is conveniently located for visitors.

The heart of this home lies in its expansive living room, a bright and airy space that serves as the perfect setting for relaxation and entertaining. This inviting area seamlessly transitions onto a spectacular 18m² private terrace, an outdoor haven where the world unfolds before your eyes. Here, the panoramic views of the sea, Gibraltar, and Africa provide a mesmerising backdrop for alfresco dining, morning coffee, or simply unwinding as you soak in the unparalleled beauty of the Costa del Sol. The property's desirable south/west orientation ensures that the living room and kitchen are bathed in warm afternoon sun, culminating in truly spectacular sunsets that paint the sky with a myriad of vibrant hues, creating an ambiance of pure magic every evening.

Designed with versatility in mind, the third bedroom, strategically located on the ground floor, offers exceptional flexibility. With its own private access door, it presents an ideal arrangement for extended family, cherished guests seeking their own space, or older children desiring a greater degree of independence. This thoughtful design element adds significant value, catering to a variety of living arrangements with grace and practicality.

Beyond its aesthetic appeal, this home is equipped with a comprehensive suite of modern comforts designed to ensure a seamless and luxurious living experience. State-of-the-art air conditioning systems are installed throughout, providing optimal climate control year-round. The fully fitted kitchen is a chef's delight, equipped with high-end appliances and ample counter space, making culinary endeavors a true pleasure. Additionally, the property benefits from two dedicated storage rooms, intelligently designed to house a washing machine, extensive shelving for organised storage, and efficient electric water boilers, adding a layer of practicality to this elegant dwelling.

The allure of this property extends to its charming outdoor spaces. Complementing the main terrace, a second delightful outdoor area greets you near the entrance to the plot. This enchanting space is a riot of colour and fragrance, enveloped by the vibrant blooms of beautiful Buganvillas and lush Hibiscus plants, creating a serene and picturesque setting for moments of quiet contemplation or welcoming guests. This natural beauty provides a refreshing contrast to the expansive sea views, offering diverse outdoor experiences within the same property.

Residing in La Campana places you at the epicenter of Nueva Andalucía, a prestigious and highly sought-after residential area renowned for its golf valleys, exclusive marinas, and sophisticated lifestyle. Just a short drive away, you'll find the world-famous Puerto Banús, with its luxurious yachts, designer boutiques, and vibrant nightlife. The charming Old Town of Marbella, with its historic streets and exquisite dining, is also easily accessible, offering a perfect blend of traditional Andalusian charm and cosmopolitan flair. For golf enthusiasts, the proximity to several championship golf courses is an undeniable draw, solidifying Nueva Andalucía's reputation as a golfer's paradise in Southern Spain.

This magnificent home, spanning 132m², represents not just a property, but an exceptional lifestyle investment. Offered at EUR595,000, or approximately EUR4,500 per square meter, it presents an outstanding opportunity to acquire a piece of paradise in one of Southern Spain's most coveted locations. Experience the pinnacle of Mediterranean living, where panoramic

sea views, ultimate comfort, and unparalleled convenience converge in a residence of extraordinary charm and enduring value.

Details

Reference	R5237668	Property Type	Terraced Townhouse
Status	Sale	Price	549,000 €
Bedrooms	3	Bathrooms	3
Build size	114 m²	Plot Size	179 m²
Terrace	18 m²	Parking places	by request

Features

Air conditioning, Sea views, Mountain views, Private garden, Parking, Investment, Resale