

## Duplex Penthouse for sale in Nueva Andalucía, Costa del Sol

3 Bedrooms | 3 Bathrooms | 188 m<sup>2</sup> Interior | 209 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 1,750 IBI | € 93 Rubish tax | € 7,440 Community fees



### Property Description

Crafted with top-quality materials and impeccable finishes, it exudes elegance, sophistication, and modern style—guaranteed to impress even the most discerning buyer.

Ideally located in the highly sought-after area of Nueva Andalucía, Marbella, this home offers a serene retreat with expansive, unobstructed sea views, while still being just minutes from all the vibrant amenities of Nueva Andalucía and Puerto Banús. With 3 spacious bedrooms, each with its own en-suite bathroom, this apartment combines comfort and functionality with refined design.

Thanks to its southwest orientation, the property enjoys abundant natural light throughout the day, creating a bright and inviting ambiance.

As you enter, you're welcomed by a stylish entrance hall. To the right, 1 bedroom with a breathtaking view to the mountains and with a bathroom.

Straight ahead, the heart of the home unfolds—an open-concept kitchen, dining, and living area

enhanced by floor-to-ceiling glass doors that seamlessly connect the interior with a stunning outdoor terrace. Here, you can savour panoramic sea and mountain views—perfect for morning coffee or al fresco dining with loved ones. To the right, 1 bedroom with a breath-taking view to the mountains and with an en suite bathroom.

The upper level features the master suite, with en-suite bathroom that leads onto a uncovered terrace of 172 m2 with a private plunge pool.

Set near the picturesque Lago de las Tortugas and surrounded by top-tier golf courses like Real Club de Golf Las Brisas, Los Naranjos Golf Club, and Aloha Golf Club, this location is a golfer's dream. Yet it also provides everything you need for a premium lifestyle, from fine dining and boutique shopping to sports facilities and everyday conveniences.

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