

## Duplex Penthaus zum Verkauf in Nueva Andalucía, Costa del Sol

2 Schlafzimmer | 2 Badezimmer | 112 m<sup>2</sup> Wohnfläche | 30 m<sup>2</sup> Terrasse | Garage Ya | Garten Ya | Pool Ya  
€ 932 IBI | € 185 Rubish tax | € 1,680 Community fees



### Beschreibung der Immobilie

This beautifully presented duplex penthouse is ideally located in the heart of Los Naranjos de Marbella, one of Nueva Andalucía's most sought-after communities, surrounded by all amenities and just minutes from Puerto Banús.

Distributed over two levels, the property offers both comfort and functionality.

The main level features a bright living and dining area with fireplace, a fully equipped open-plan kitchen, and a spacious master bedroom with en-suite bathroom. From this level, you have direct access to a south-facing terrace, perfect for al fresco dining and enjoying the Mediterranean climate.

The upper level comprises a further bedroom with a separate bathroom and access to a private terrace boasting a pool and open mountain views, creating a tranquil and exclusive outdoor space ideal for relaxation and entertaining.

The community is known for its authentic Andalusian charm and exceptional convenience, offering: On-site amenities including Mercadona supermarket, tapas resta