

## Haus zum Verkauf in Nueva Andalucía, Costa del Sol

**3** Schlafzimmer | **3** Badezimmer | **151** m<sup>2</sup> Wohnfläche | **14** m<sup>2</sup> Terrasse | **Garage** Ya | **Garten** Ya | **Pool** Ya  
**€ 1,100** IBI | **€ 190** Rubish tax | **€ 1,440** Community fees



### Beschreibung der Immobilie

Marbella – Nueva Andalucía

Modern Semi-Detached Townhouse near Puerto Banús and Aloha College

Located in a recently built gated community, this elegant semi-detached townhouse offers the perfect blend of modern design, comfort, and convenience. Situated just 1.5 km from the world-famous Puerto Banús and within close proximity to Aloha College, golf courses, supermarkets, restaurants, and sports facilities, this home enjoys one of the most sought-after locations in Marbella.

Built in 2020, the property forms part of a stylish development of contemporary townhouses featuring clean architectural lines and exquisite design. Each home has been carefully designed to offer both functionality and sophistication, using top-quality materials and high standards throughout.

The townhouse comprises 3 bedrooms, 2 bathrooms, and a guest toilet, as well as a private terrace and garden or patio area. The interiors feature a spacious living room, fully equipped designer kitchen, porcelain floors

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