

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

2 Bedrooms | 2 Bathrooms | 102 m<sup>2</sup> Interior | 69 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 900 IBI | € 190 Rubish tax | € 1,560 Community fees



### Property Description

MARBELLA, Nueva Andalucía | South Facing -Top-Floor Apartment | 2 Bed · 2 Bath | Large Sunny Terrace

Lorcrimar V

Prime location within walking distance to the beach and Puerto Banús

This immaculate top-floor apartment offers two spacious bedrooms and two bathrooms, presented in nice condition and ready to move into. Situated within a well-established residential complex, the property combines privacy, natural light, and a highly desirable address.

The standout feature is the expansive L-shaped terrace, enjoying all-day sun and open views (including a glimpse of the sea) over the swimming pool and manicured Mediterranean gardens. An outdoor space ideal for entertaining, relaxing, or simply enjoying the Mediterranean climate. Part of the terrace enjoys a glass curtain, ideal in the winter to keep the apartment warm and ensuring the use of the terrace all-year-round.

Other features of the apartment include, a fully fitted kitchen, laundry room, hot and cold

airconditioning, electric blinds in each room.

The property is ideally located with an 18min walk to the beach, to Puerto Banus, opposite a minimarket and 3 min away on foot from the Real Club de Padel. A great selection of golf courses within a 5 min drive (The Golf Valley)

The gated community features:

Two swimming pools

Landscaped gardens

Secure, well-maintained surroundings

One private parking space is included in the price.