



Middle Floor Apartment for sale in Nueva Andalucía,  
Marbella

1,050,000 €

Reference: R5241898 Bedrooms: 2 Bathrooms: 2 Build Size: 117m<sup>2</sup> Terrace: 105m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

### Stunning 2-Bedroom Apartment with Panoramic Views – Los Arrayanes, Nueva Andalucía

Situated in the sought-after luxury development Los Arrayanes, this bright 2-bedroom apartment offers an exceptional blend of comfort, space and breathtaking views. Designed with outdoor living in mind, the property features an impressive 105m<sup>2</sup> south-facing terrace, seamlessly connected to all the main living areas, making the views the focal point of the home.

Inside, you'll find a spacious and light-filled living area with an open-plan kitchen, creating a modern and sociable layout. Large floor-to-ceiling windows flood the apartment with natural light and provide direct access to the terrace from the living room and master suite.

The property includes two generous bedrooms, two bathrooms, and high-quality finishes throughout. It is sold with a private garage space and storage room, offering comfort and practicality.

Los Arrayanes is known for its exclusive facilities: beautifully maintained gardens, two outdoor swimming pools, a fully equipped gym in a quiet and secure environment. This property is perfect for both permanent living and holiday use.

A standout property in one of Nueva Andalucía's most prestigious developments, offering space, privacy and outstanding views.



## Features:

### Features

Covered Terrace  
Lift  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Gym

### Views

Sea  
Panoramic

### Pool

Communal

### Garden

Communal

### Category

Luxury  
Resale

### Orientation

South

### Setting

Close To Golf  
Urbanisation

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Alarm System  
Entry Phone

### Climate Control

Air Conditioning  
U/F/H Bathrooms

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Underground