

## Ground Floor Apartment for sale in Marbella

595,000 €

Reference: R4694161 Bedrooms: 3 Bathrooms: 2 Plot Size: 34m<sup>2</sup> Build Size: 99m<sup>2</sup> Terrace: 16m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Cosy three bedroom corner apartment for sale in Pueblo de Las Brisas, Nueva Andalucia. This is a south facing unit is conveniently situated by the pool, yet with its privacy by a hedge.

Layout is as follows:

By the entrance you have some space and most owners use it like a little morning terrace. Entrance hall, kitchen to the right, straight ahead you have the combined dining and living room with an open fireplace.

Large sliding doors to the terrace which is partly covered.

To the left from the entrance hall you find 3 bedrooms and 2 bathrooms. Two double bedrooms and one smaller single bedroom. The master bedroom is spacious and offers lots of wardrobe space. Bathroom en-suite.

The other two bedrooms share one bathroom.

The best feature of this unit is the convenience of one level all from the entrance to the terrace and private little garden.

The paved terrace is big enough for both dining, bbq and relaxing area.

Here you can enjoy the sun all day long.

Pueblo Las Brisas is a gated urbanisation and offers beautiful communal gardens, convenient parking within the urbanisation close to the entrance door. Tennis court and swimming pool, which this unit provides easy access to.

Pueblo Las Brisas is within close range of many renowned golf courses and just a short drive to Puerto Banus, Marbella and San Pedro, making it the ideal base for a permanent residence or a holiday home here in Marbella.



## Features:

### Features

Covered Terrace  
Private Terrace  
Marble Flooring  
Fitted Wardrobes  
Bar  
Tennis Court

### Views

Garden

Pool

### Furniture

Not Furnished

### Parking

Communal

### Orientation

South

### Setting

Close To Golf

### Kitchen

Fully Fitted

### Energy Rating

G

### Climate Control

Air Conditioning

Fireplace

### Pool

Communal

### Garden

Private

### CO2 Emission Rating

G