



## Middle Floor Apartment for sale in Nueva Andalucía, Marbella West

395,000 €

Reference: R4988677 Bedrooms: 3 Bathrooms: 2 Build Size: 146m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Experience coastal luxury in this exclusive sea-view apartment at Albatros V, Nueva Andalucía, Marbella. Perched on the sixth floor with a coveted south orientation, this residence offers breathtaking sea views and abundant natural light all day—keeping it invitingly warm in winter and refreshingly cool in summer. Key Features: Thoughtful Layout: Step into a spacious entrance hall featuring built-in wardrobes, which leads to a generously sized living room, an independent, fully equipped modern kitchen, and a well-appointed hallway that accesses three bright bedrooms. The master suite offers the privacy of an en-suite bathroom, while all bedrooms include stylish built-in wardrobes with elegant wooden interiors. Modern Finishes: Enjoy porcelain tile flooring throughout, double-glazed windows, and a kitchen that embodies contemporary Nordic design. Recently renovated in July 2024 by a prestigious Marbella studio, the kitchen is outfitted with top-tier Balay designer appliances—including a versatile oven, integrated Bosch dishwasher, and an advanced induction hob with Flex function and Wi-Fi connectivity. PET doors, Techlam porcelain countertops, and a 10-year warranty further enhance the space. Luxurious Bathrooms: The en-suite bathroom boasts a spacious, modern shower tray, glass screens, and designer fittings by Ramón Soler and Roca, complemented by an LED-lit, defogging mirror with integrated Bluetooth speakers. Additional Comforts: The living room is fitted with a Samsung air conditioning and heat pump (installed less than two years ago), ensuring optimal comfort year-round. Extra Amenities: Benefit from a large garage with elevator access and a convenient storage room. This property has a First Occupancy License (LPO) This meticulously maintained property is move-in ready, offering a relaxed yet sophisticated lifestyle in one of the Costa del Sol's most desirable locations. Don't miss your opportunity to call this exceptional sea-view apartment your new home. Contact us today for more details and to arrange a viewing. Community fees: 99€ per month IBI: 720€ per year Indoor Built Area: 126m<sup>2</sup> Covered Terrace: 4m<sup>2</sup> Underground garage space: 12m<sup>2</sup> Storage room: 4m<sup>2</sup>



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Fiber Optic

### Views

Sea  
Panoramic

### Furniture

Part Furnished

### Security

Gated Complex  
24 Hour Security  
Electric Blinds  
Entry Phone

### Orientation

South  
South West

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Kitchen

Fully Fitted

### Parking

Underground  
Covered

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent  
Recently Renovated  
New Construction

### Garden

Communal  
Landscaped

### Category

Holiday Homes  
Investment  
Contemporary