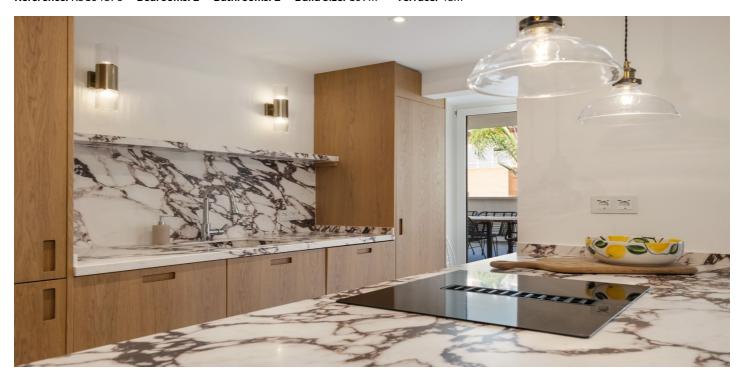




Middle Floor Apartment for sale in Terrazas del Rodeo, Nueva Andalucía, Marbella

449,000€

Reference: R5104876 Bedrooms: 2 Bathrooms: 2 Build Size: 109m² Terrace: 48m²















Costa del Sol, Nueva Andalucía

Newly Renovated Apartment in Terrazas del Rodeo, Nueva Andalucia with Spacious Terrace Situated in a quiet, wellmaintained community between Nueva Andalucía and San Pedro de Alcántara, this beautifully renovated 2-bedroom apartment combines modern comfort with exceptional convenience. Just a 10-minute walk from the beach and close to an array of amenities, it offers the perfect base for year-round living, holidays, or rental investment. The bright, open-plan layout features two bedrooms, two bathrooms (one with a walk-in shower, the other with a bathtub), built-in air conditioning, and generous storage. A sofa bed in the living room provides additional sleeping space, making it ideal for families or guests. One of the home's main highlights is the expansive private terrace, fully equipped with a barbecue, dining area, and sun loungers — perfect for outdoor entertaining or relaxing under the sun. The property is sold fully furnished and has been extensively upgraded, including new plumbing and electrical installations. The gated community is family-friendly and offers lush green areas, three swimming pools (including a saltwater pool and a children's pool), a playground, and access to football, basketball, and paddle courts. Additional features include: Fibre optic internet and Smart TV Flexible spaces suitable for remote work Fully equipped kitchen with oven, stove, dishwasher, washing machine, wine cooler, and espresso machine Private garage space and storage room with elevator access to the apartment Distances: 40 minutes to Málaga Airport 2 minutes to Puerto Banús and San Pedro 10 minutes to Marbella town and Estepona 🛆 Please note: The community does not have an LPO (Licencia de Primera Ocupación). This is a turnkey home in a highly sought-after location — ideal as a permanent residence, holiday retreat, or long-term rental investment. Renovation was completed in February 2025.





Features:

Climate Control Features Setting

Hot A/C

Covered Terrace Air Conditioning Close To Sea **Private Terrace** Cold A/C Close To Marina

Storage Room WiFi U/F/H Bathrooms

Paddle Tennis

Condition Pool **Furniture** Good Communal **Fully Furnished**

Excellent Children's Pool Part Furnished

Recently Refurbished Recently Renovated

Kitchen Garden Security

Fully Fitted Communal **Gated Complex**

Parking Category Underground Resale

Garage Communal