



## Ground Floor Apartment for sale in Las Cascadas, Nueva Andalucía, Marbella

630,000 €

Reference: R5171074   Bedrooms: 3   Bathrooms: 2   Build Size: 99m<sup>2</sup>   Terrace: 18m<sup>2</sup>







## Costa del Sol, Nueva Andalucía

Beautifully Refurbished Garden Apartment for Sale in Las Cascadas, Nueva Andalucía Discover this beautifully refurbished garden apartment for sale in Las Cascadas, Nueva Andalucía — an exceptional opportunity for those seeking a stylish home or second residence on the Costa del Sol. Perfectly positioned in the heart of Marbella's prestigious Golf Valley, this residence blends modern interiors, Andalusian charm, and the comfort of a private garden within a secure gated community. The apartment features three rooms and two bathrooms, all meticulously renovated with high-quality materials and contemporary finishes. The third room, currently arranged as an office, can easily be converted back into a bedroom if desired — offering valuable flexibility for your lifestyle needs. Step inside to a bright and spacious open-plan living area, where the lounge, dining space, and fully equipped kitchen flow seamlessly together. Large windows bathe the interiors in natural light, accentuating the elegant modern design. The sleek kitchen comes fitted with premium appliances, while a charming fireplace adds warmth and character to the living area. From the living room, sliding doors open onto a sunny terrace leading to the private east-facing garden — an inviting outdoor haven perfect for embracing the Mediterranean lifestyle. Enjoy your morning coffee in the sunshine, entertain guests over al fresco dinners, or unwind on tranquil evenings surrounded by lush greenery. Set within Las Cascadas, a gated community admired for its traditional Andalusian architecture, landscaped gardens, and inviting swimming pool, this home offers the perfect balance between rustic Spanish character and modern comfort. Located in Nueva Andalucía, one of Marbella's most sought-after residential areas, the property is surrounded by world-class golf courses including Aloha Golf, Las Brisas, and Los Naranjos. Within minutes you'll find excellent amenities — from international restaurants and supermarkets to lively cafés and bars. Renowned schools such as Aloha College and Les Roches Marbella are also close by. The iconic Puerto Banús and its sandy beaches are just a short drive away, offering designer shopping, vibrant nightlife, and waterfront dining. This property represents a rare opportunity to own a modern garden apartment in one of Marbella's most desirable areas. Ideal as a permanent residence, holiday home, or investment, it combines comfort, style, and convenience — all in an unbeatable location close to golf, amenities, international schools, and the beach. Contact us today to arrange your private viewing.



## Features:

### Features

Covered Terrace  
Private Terrace  
Fitted Wardrobes

### Views

Mountain  
Garden

### Pool

Communal

### Security

Gated Complex

### Orientation

East

### Setting

Close To Golf

### Kitchen

Partially Fitted  
Kitchen-Lounge

### Parking

Communal

### Climate Control

Air Conditioning  
Fireplace

### Condition

Excellent  
Recently Renovated

### Garden

Private