



# Townhouse for sale in Aloha Gardens, Nueva Andalucía, Marbella

1,395,000 €

Reference: R5226784 Bedrooms: 4 Bathrooms: 3 Build Size: 255m<sup>2</sup> Terrace: 41m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Newly Reformed Townhouse for Sale in Aloha Gardens, Nueva Andalucía

Discover the finest residence in Aloha Gardens—a beautifully reformed semi-detached townhouse set within one of Marbella's most desirable gated communities. Perfectly positioned in the heart of Nueva Andalucía, this exceptional home blends contemporary luxury with panoramic sea views and an unbeatable lifestyle location, just steps from cafés, restaurants, padel and tennis clubs, and minutes from top golf courses including Los Naranjos Golf Club, Aloha Golf Club, and Las Brisas Golf Club.

### Property Overview:

Built area: 255 m<sup>2</sup>

Bedrooms: 4

Bathrooms: 3

Orientation: South-facing

Views: Panoramic sea views from the ground floor upwards

Terraces: Multiple open terraces with sun from morning to evening

### Ground Floor:

A bright, open-plan living space welcomes you, featuring a sleek living area and a modern Miele-equipped kitchen. Large sliding doors open to a spacious terrace with an outdoor kitchen and lounge—ideal for al fresco dining, entertaining, or unwinding while enjoying the sea views. This level also includes a guest bedroom and a full bathroom.

### First Floor:

Designed for comfort and privacy, this level hosts the main sleeping quarters. The tranquil master suite boasts an ensuite bathroom and direct access to a private terrace with sofa, outdoor fireplace, and sunbed. Two additional guest bedrooms share a stylish family bathroom—perfect for family living or hosting guests.

### Rooftop Solarium:

The crown jewel of the home: a spectacular rooftop solarium with jacuzzi, sauna, and a fully equipped outdoor kitchen. From here, enjoy breathtaking panoramic views over Nueva Andalucía and the Mediterranean Sea—an unforgettable setting for sun-soaked days and sunset gatherings.

### Additional Features:

Sonos sound system throughout the home and all terraces

Two parking spaces: one private + one rented (option to extend)

Access to three beautifully maintained communal swimming pools

Immaculately kept urbanisation with lush Mediterranean landscaping

### Why This Home:

Ideal as a permanent residence, a luxury holiday retreat, or a high-performing rental investment (short- and long-term), this property is widely regarded as the best unit in the entire Aloha Gardens development—a rare opportunity in one of Marbella's most sought-after neighbourhoods.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Double Glazing  
Fitted Wardrobes  
Solarium  
WiFi  
Sauna  
Jacuzzi  
Fiber Optic

### Views

Sea  
Mountain  
Panoramic  
Urban

### Pool

Communal  
Heated

### Garden

Communal

### Utilities

Electricity

### Orientation

East  
South  
West

### Setting

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

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Electric Blinds  
Safe

### Category

Holiday Homes  
Investment  
Golf  
Luxury  
Resale  
Contemporary

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent  
Recently Refurbished  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
More Than One