

Los Naranjos
MANZANA



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Price: € 535,000

3 Beds / 3 Baths

127m² Built | 12m² Terrace | 157m² Plot

Centrally located townhouse - Puerto Banus

Modern townhouse walking distance to Puerto Banus. The property is located within walking distance to shops, restaurants, cafes and sports facilities. A bus stop taking you to Marbella is around the corner and Puerto Banus is only a 15 min easy walk along a nice flat sidewalk with Palm trees.

On the ground level there is a large lounge, a dining area, an open plan modern kitchen and a guest bathroom. There is direct access to the private terrace with enough space for a small kids pool or barbeque area.

A staircase leads you to the 1st floor where you find 3 bedrooms: a

master bedroom en-suite with a terrace that looks towards La Concha mountain and 2 more guest bedrooms sharing a bathroom.

The house has a private carport for 2 vehicles. It is on a corner and has only one direct neighbour.

Ideal property for those seeking convenience and privacy. Excellent rental potential appealing to holidaymakers and long-term residence.





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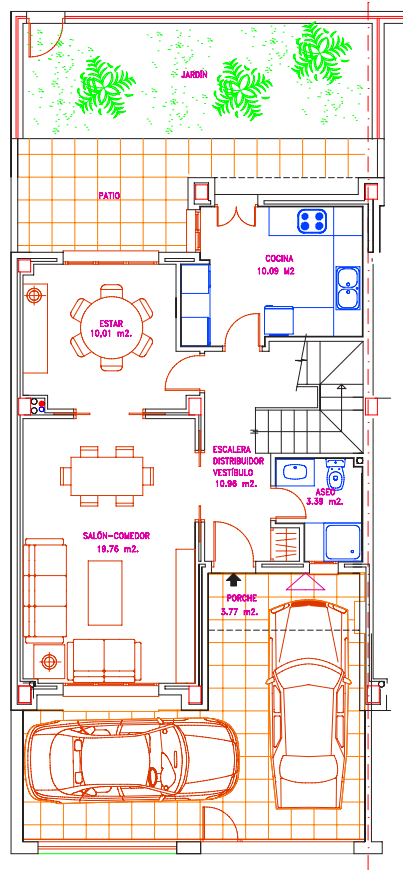
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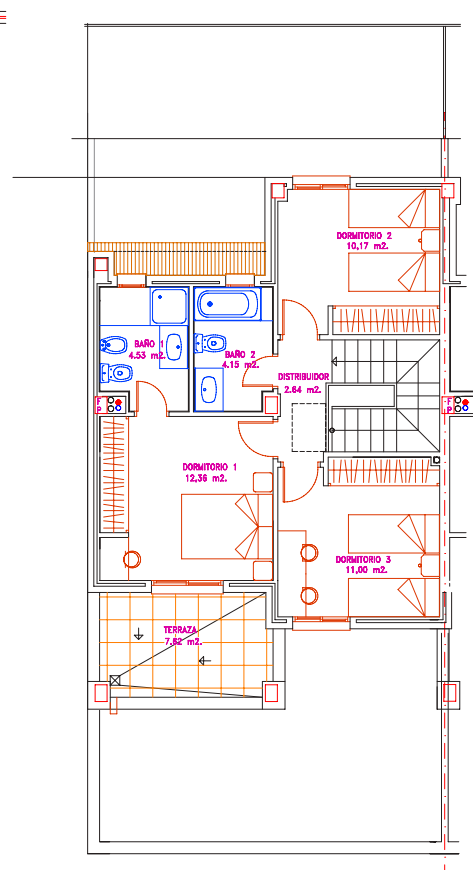
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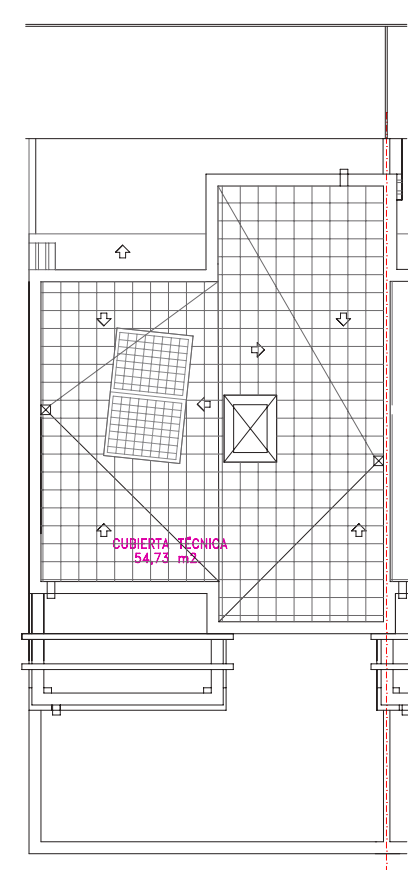
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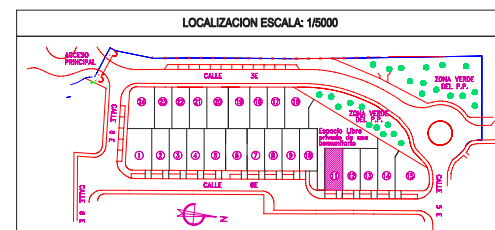
PLANTA BAJA



PLANTA ALTA



PLANTA DE CUBIERTA



Manzana M1, 4ª Fase de UA-2
de la Supermanzana "E" de
Nueva Andalucía en Marbella (Málaga).

VIVIENDA Nº 11

ESCALA: 1/50
CUADRO DE SUPERFICIES

| | CONSTRUIDAS | | Suma | UTILES |
|-----------------------------------|-------------|-------------------------|--------|--------|
| | Vivienda | Porches/Terrazas (100%) | | |
| BAJA | 66,18 | 3,78 | 69,96 | 54,21 |
| ALTA | 60,94 | 7,62 | 68,56 | 44,85 |
| TOTAL | | | 138,52 | 99,06 |
| CUBIERTA-TERRAZA | | | | 54,73 |
| SUPERFICIE DE PARCELA = 131,26 M2 | | | | |

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