



## MIDDLE FLOOR APARTMENT 1 BEDROOM 1 BATHROOM IN NUEVA ANDALUCIA

📍 Nueva Andalucia

REF# BEMR4790743 €249,900

BEDS

1

BATHS

1

BUILT

63 m<sup>2</sup>

TERRACE

6 m<sup>2</sup>

Discover this charming 1 bedroom apartment in the sought after urbanization Lorcrimar, ideal both to enjoy a second residence and for holiday rental investment, thanks to its excellent profitability.

Located in Puerto Banus, just 5 minutes drive from the center of Marbella, this apartment combines comfort and tranquility in a privileged environment. Located within walking distance of restaurants, bus stops, the Casino, bars and multiple services, here you can enjoy everything the Costa del Sol has to offer without sacrificing the serenity of living in a gated complex.

The property has an entrance hall that leads to a fully equipped kitchen, independent but with the possibility of integrating it easily to create an open and modern space. The living room, of 65 m<sup>2</sup>, is spacious and bright, with direct access to a beautiful terrace of 9m<sup>2</sup> facing west, perfect for enjoying pleasant evenings in the company of family or friends.

# BROMLEY ESTATES

*Marbella*

The master bedroom has an en suite bathroom and also offers direct access to the terrace, ensuring privacy and comfort. Additional features include marble floors and an armored door for added security.

The Lorcrimar urbanization offers two swimming pools and an exquisitely manicured communal garden, providing an ideal environment to relax and enjoy the Mediterranean climate. This apartment is undoubtedly a unique opportunity for those looking for a charming home in one of the best areas of the Costa del Sol.

