



Aloha Park, Nueva Andalucia

Corner garden apartment with private pool and partial sea views in
Aloha Park

bedrooms **3** bathrooms **3** built m2 **229** terrace m2 **124** plot m2 **400**



community **3.150 €** month garbage **186 €** year IBI **2.435 €** year for sale **2.500.000 €**



Aloha Park, Nueva Andalucia

Corner garden apartment with private pool and partial sea views in Aloha Park

Exceptional south-west facing corner garden apartment boasting a 400+m2 garden with private pool - both maintained by the community - and gazebo with BBQ, offering a true villa feel within the prestigious gated complex of Aloha Park, above Aloha Golf Club in The Golf Valley of Nueva Andalucia, Marbella. Situated on an elevated position, this immaculate 3-bedroom property enjoys partial sea views and magnificent countryside views, total privacy and tranquillity, bright and spacious living areas, high specs and top quality on-site amenities. Accommodation comprises: elegant entrance hall with guest cloakroom, large living/dining room with access to a massive covered terrace enclosed by glass curtains leading on to the huge, private garden and pool, superb master en suite, 2 en suite guest bedrooms and contemporary high quality, fully equipped kitchen with breakfast bar and adjoined utility/laundry room. Features include: A/C hot/cold, UFH throughout, cream marble flooring, 2 large underground garage spaces and a 20m2 storage.

The premium complex offers 24/7 security and on-site service office including cleaning service, handyman, on-site community office, landscaped mature community gardens, 2 outdoor pools, indoor heated pool with gym, saunas and changing rooms with showers.

An extremely rare opportunity to acquire a unique property within one of the most privileged areas in Nueva Andalucia, a few minutes drive from Puerto Banus, all amenities, golf courses and the beach.

Reference	A3426	Beds	3	Built m²	229
Type	Ground Floor Apartment	Baths	3	Interior m²	---
Location	Aloha Park, Nueva Andalucia	En-suite Baths	3	Terrace m²	124
		Guest Toilets	1	Plot m²	400
		Pax	---		
Pool	Private	Community	3.150 € / month	Levels	1
Garden	Private	Garbage	186 € / year	Floor	---
Garage	Communal	IBI	2.435 € / year	Orientation	South/West
Parking slots	2	Construct Year	2003	EPC	In Progress
		Renovation year	2017		

For sale

2.500.000 €

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP 7% or, alternatively 10% VAT and AJD (1.2% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th.











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