



## Nueva andalucía - Townhouse



 2  
Bedrooms

 2  
Bathrooms

 146  
Area (m<sup>2</sup>)

 196  
Land Area (m<sup>2</sup>)

   
Swimming Pool

**480 000 €**  
(EUR €)

### Frontline Golf Townhouse distributed over 2 floors

Step inside and discover a light-filled living space, complete with a fully furnished interior. The open floor plan seamlessly flows into a private terrace, offering breathtaking views of the lush garden and Aloha golf course. Imagine sipping your morning coffee while basking in the warm southern sun or enjoying an evening cocktail surrounded by the tranquil beauty of your surroundings.

As you explore the neighbourhood, you'll find yourself just minutes away from a variety of transportation options, making it easy to explore the surrounding area. With an array of dining establishments within walking distance, including the renowned Restaurante Nuevo Porton. For those seeking cultural enrichment, historic landmarks and scenic attractions abound, inviting you to immerse yourself in the rich tapestry of the city.

Don't miss the opportunity to make this townhouse your new home. With its prime location, modern



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<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



amenities, and captivating views, this property is truly a rare find. Embrace the best of both worlds in this dynamic and vibrant neighbourhood, where every day promises a new adventure.

Community Fees € 4,284 /Year ( € 357 /month )

Garbage Tax € 184 /Year

IBI Fees € 865 /Year

### ENQUIRIES!

Don't hesitate to contact our friendly team for a viewing or any questions you may have about this property.

## Property Features

- Air conditioning
- Proximity: Golf course
- Tennis Court
- Terrace (m2): 50
- Drive way
- Quiet Location
- Terrace
- Parking space
- Pool
- Garden
- Built year: 1986
- Floors: 2
- Views: Golf views, Mountain views, Garden view
- Solar orientation: South
- Communal Parking
- Furnished



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