

## Sales - House - Puerto Banús

# 595.000€

**Puerto Banús**

**House**

**Community: 2,460 EUR / year**

**IBI: 844 EUR / year**



**2**



**2.5**



**122 m2**

A beautifully renovated townhouse in the highly sought-after community of Aloha Pueblo, Nueva Andalucía, Marbella. This fabulous townhouse enjoys a south facing orientation, allowing for plenty of sunshine and light to brighten up the house. The roof solarium enjoys plenty of outdoor space and wonderful sea views! The property consists of an open-plan, kitchen and living area, leading out to the terrace and roof solarium. There are 2 en-suite double bedrooms and an extra W/C. The property has been recently renovated to a very high standard, with unique features and exquisite interior design. Features include an electric awning, LED features throughout the house, solar powered outdoor shower, designer balustrade, entire new air conditioning system (including all pipes) and double glazed windows. The property comes with an underground parking space and storage room. The community also offers beautifully kept communal gardens and swimming pool. This fabulous townhouse is perfect for a holiday home, permanent residence or rental property. About Aloha Pueblo Aloha Pueblo: An Andalusian Charm in the Heart of the Golf Valley Built in 1985, Aloha Pueblo is a residential complex designed to resemble a typical Andalusian village, complete with plazas, fountains, and open spaces named after famous places in Andalucía. Located in the heart of the Golf Valley in Marbella, it offers privileged views of Aloha Golf, Royal Las Brisas, Los Naranjos Golf, and La Quinta Golf, two of which host several European Championships. It not only offers exceptional quality of life but also becomes an ideal place to enjoy the amenities and beauty of southern Spain. The complex offers a mix of apartments and townhouses, along with various amenities such as cafes, bars, restaurants, a bank, and a beauty salon, contributing to a vibrant community ambiance. Convenience and Leisure at Your Doorstep Aloha Pueblo boasts a well-maintained community pool surrounded by lush gardens with stunning mountain views. Within walking distance, you'll find additional services such as a supermarket, a hair salon, and several excellent restaurants. Nearby, Aloha Gardens provides a lively complex with a fantastic selection of cafes and international restaurants and bars. For golf enthusiasts, Aloha Pueblo is ideally situated in the heart of the Golf Valley, with easy access to several world-renowned golf courses. Properties with Traditional Andalusian Style Most properties in Aloha Pueblo are designed in a traditional Andalusian style. The townhouses feature two stories with spacious rooftop solariums. There is also a variety of well-equipped apartments overlooking the main plaza. The complex's rustic yet classic architecture meets the highest construction standards, with each property offering unique and exclusive features. All properties come with fully equipped kitchens, and most have air conditioning. Additionally, the urbanization offers ample underground parking. The sandy beach and luxurious Puerto Banús are just a 3-minute drive away. A Cosmopolitan and Vibrant Community Aloha Pueblo consists of 188 residences, each with its unique character, featuring artisanal architecture. The complex also includes several commercial spaces, hosting international law firms, construction companies, real estate agencies, and hair salons. Three on-site restaurants provide high-quality breakfast, lunch, and dinner, alongside events such as quiz nights, live music, and sports dinners with large TV screens. There is also a gym offering a variety of fun classes. The Aloha Pueblo community is cosmopolitan, welcoming residents and visitors from various nationalities, creating a warm and friendly environment for everyone. Whilst we always make utmost efforts to keep property availability and prices fully up to date, please be advised that any current displayed details are subject to change without notice due to sales activities. Rest assured, our listings are checked and updated weekly for pricing and availability.

**Setting**

- ✓ Close To Port
- ✓ Close To Town
- ✓ Close To Schools

**Climate Control**

- ✓ Air Conditioning

**Kitchen**

- ✓ Fully Fitted

**Category**

- ✓ Golf
- ✓ Holiday Homes
- ✓ Luxury
- ✓ Resale

**Orientation**

- ✓ South

**Views**

- ✓ Sea
- ✓ Mountain

**Garden**

- ✓ Communal

**Condition**

- ✓ Excellent
- ✓ Recently Renovated

**Features**

- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Solarium
- ✓ Ensuite Bathroom
- ✓ Double Glazing

**Security**

- ✓ Gated Complex

**Pool**

- ✓ Communal

**Furniture**

- ✓ Not Furnished

**Parking**

- ✓ Underground
- ✓ Private



























