

€ 1,695,000

Ref: 04360

## Penthouse duplex for sale in Marbella

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3 Bedrooms | 3 Bathrooms | 129 m<sup>2</sup> Interior | 64 m<sup>2</sup> Terraces | Garage Yes | Pool Yes |



### Property Description

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Set on top floor of the prestigious Aloha Hill Club, a gated residential community in the heart of Nueva Andalucía, this exceptional south-facing penthouse offers a rare blend of space, style, and elevated living.

Step inside and the open-plan living area immediately sets the tone: a fluid, light-filled space where every design decision has been made with intention. The property features bespoke and custom-made carpentry throughout, adding cohesion and architectural refinement to every space.

The kitchen and dining area connect seamlessly with the living room, creating a relaxed space and a bright and welcoming atmosphere. A large cream sofa anchors the living area, facing a modern wall-mounted fireplace that adds warmth and character. Delicate touches of colour, together with the kitchen's dark cabinetry and stone worktops, create a sleek and harmonious space. The kitchen features a central island and premium Miele appliances. A separate laundry room, ensures practicality and discretion in daily living. Floor-to-ceiling sliding doors open onto a generous terrace with a lounge and BBQ area, with mountain and sea views completing the setting.

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The master suite, with the feel of a private residence, goes beyond the idea of a traditional bedroom. Its open layout allows the sleeping, dressing, and bathing areas to flow naturally together, creating a calm and spacious retreat. The two additional bedrooms follow the same commitment to quality, each with its own private en-suite bathroom, ensuring that every guest or family member enjoys the same sense of comfort and independence.

Comfort and convenience are enhanced throughout the property with a full air-conditioning and heating system, as well as electric underfloor heating in the bathrooms, kitchen, and dining areas. Security is seamlessly integrated with a smart entrance lock offering fingerprint access, Face ID and traditional key entry. A smart home automation domotic system controls all functions throughout the property.

Aloha Hill Club offers a curated range of amenities, including outdoor and indoor heated pools, spa facilities, a fully equipped gym, a kids' club, a wine cellar, a restaurant, and a clubhouse, all within a secure gated community with 24-hour security, concierge, and property management services.

Surrounded by the lush greens of world-class golf courses and just minutes from the glamour of Puerto Banús, the Golden Mile, and the charming old town of Marbella, the location places the very best of the Costa del Sol right at your doorstep.

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