EK
ARBAT ESTATES

Sales - Apartment - Torremolinos

279.950€

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Ref.-ID: R5520895 **Torremolinos** **Apartment**

Community: 1,092 EUR / year **Rubbish: 380 EUR / year** **1** **1** **72 m2**

1-BEDROOM APARTMENT WITH TWO TERRACES AND SEA VIEWS We are pleased to present this charming 1 bedroom apartment located in Duquesa de España, a well-established residential complex in Benalmádena Costa, featuring 2 communal swimming pools (1 for adults and 1 for children) and an excellent location just a 5-minute walk from the beach. With approximately 70 m² of living space, the property comprises an open-plan kitchen, a spacious living room, a comfortable bedroom, a bathroom, and two private terraces. One terrace is accessed from the living room, providing the perfect spot to relax or enjoy outdoor dining, while the second is accessed directly from the bedroom, offering a more private space to unwind. The apartment is ideally situated close to supermarkets, bars, restaurants, shops, and public transport, offering the convenience of having practically everything you need just a few minutes away. Located on the 4th floor, the property benefits from greater privacy and tranquillity, as well as pleasant views of the sea and surrounding mountains. Its east-facing orientation allows you to enjoy beautiful sunrises and plenty of natural morning light. Thanks to its appealing layout, 2 terraces, and excellent location, the property offers a range of possibilities, making it an excellent choice both for those looking for a permanent residence or holiday home and for buyers seeking an investment opportunity in an established area with strong demand. An excellent opportunity for those looking for location, space, views, and outdoor living, all in the heart of Benalmádena Costa. HOLIDAY RENTALS PROHIBITED BY THE COMMUNITY Community fees: 91€/month. IBI (Property Tax): 380€/year. Rubbish collection tax: €/year. The information provided may be subject to errors or omissions, as well as price changes or withdrawal of the property from the market without prior notice. In accordance with Decree 218/2005 of the Regional Government of Andalusia (Junta de Andalucía), please be advised that notary fees, Land Registry fees, Property Transfer Tax (ITP), and any other expenses and costs arising from the purchase and sale are not included in the advertised price.

Setting
- ✔ Commercial Area
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Marina

Orientation
- ✔ East Facing
- ✔ South East Orientation
- ✔ South Facing

Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views
- ✔ Urban Views

Features
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Satellite TV
- ✔ WiFi
- ✔ Disabled Access
- ✔ 24 Hour Reception

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex

Parking
- ✔ Communal Parking

Utilities
- ✔ Electricity
- ✔ Drinkable Water
- ✔ Telephone

Category
- ✔ Holiday Homes
- ✔ Investment