



# Ground Floor Apartment for sale in Torremolinos, Torremolinos

549.000 €

Referenz: R5306719    Schlafzimmer: 2    Badezimmer: 2    Garten: 110m<sup>2</sup>    Terrasse: 30m<sup>2</sup>





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## Costa del Sol, Torremolinos

Spacious and bright property for sale in the centre of Torremolinos, located in a quiet, central and highly sought-after area, with all amenities close at hand: beach, shops, public transport, restaurants and urban life.

The property, built in 2021, has 90 m<sup>2</sup> of interior space distributed over two bedrooms, a full bathroom + a toilet, with a modern and functional design. Located on the ground floor and on the corner, it is part of a contemporary building with few neighbours, well maintained and cared for with solar panels and a communal solarium terrace.

The materials used are high-end, with wood-effect porcelain flooring inside and out, Porcelanosa tiles, Cortizo carpentry, double glazing, central air conditioning with aerothermal energy, and fitted wardrobes. No detail has been overlooked.

The property features a large 30m<sup>2</sup> private terrace facing south-west, with a small heated swimming pool and a jacuzzi for the exclusive use of the apartment, a rare feature in the centre of Torremolinos that adds significant value both for personal enjoyment and as an investment.

Thanks to its ideal orientation, you can enjoy the sun practically all day long, making the terrace an ideal space for relaxation and outdoor living 365 days a year.

The property is sold furnished and also includes a parking space and a storage room, a highly valued feature in such a central location.

It is important to note that it has a valid tourist licence that is transferable to the new owner, as short-term rentals are permitted, which is a great advantage for investors.

Due to its location, layout and characteristics, it is an ideal property as a primary residence, second home or property investment.



## Eigenschaften:

### Merkmale

Aufzug

In der Nähe des Transports

Private Terrasse

Lagerraum

Doppelverglasung

Einstellungsschränke

Whirlpool

Grill

Höflichkeitsbus

In der Nähe der Kirche

Glasfaser

Zugang für Menschen mit reduzierter

Mobilität

### Ansichten

Hof

### Pool

Erhitzt

Privater Pool

### Sicherheit

Gated Complex

24 -Stunden -Sicherheit

Alarmanlage

Eingabetelefon

### Kategorie

Ferienhäuser

Investition

Verzweifelt

Luxus

Zeitgenössisch

### Orientierung

Südwesten

### Einstellung

Gewerbegebiet

Strand

In der Nähe des Meeres

In der Nähe von Geschäften

In der Nähe der Stadt

Stadt

### Möbel

Voll eingerichtet

### Parken

Unterirdisch

Garage

Privat

Bedeckt

### Klimakontrolle

Klimaanlage

### Zustand

Exzellent

### Küche

Voll ausgestattet

### Versorgungsunternehmen

Strom

Trinkbares Wasser

Telefon

Sonnenwasserheizung