



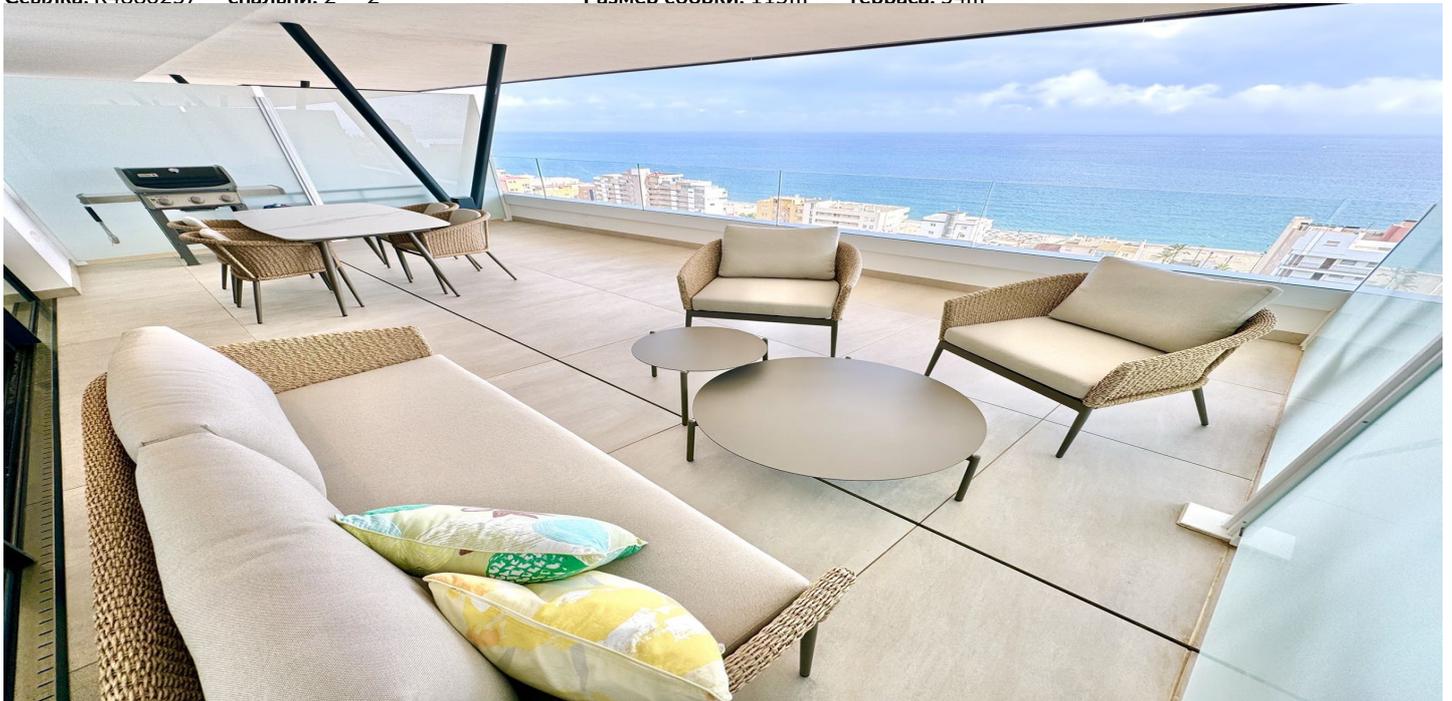
# Penthouse for sale in Fuengirola, Fuengirola

1 045 000 €

ванная комната:

Ссылка: R4880257 спальни: 2 2

Размер сборки: 115m<sup>2</sup> терраса: 54m<sup>2</sup>





## Costa del Sol, Fuengirola

REDUCED - Stunning 2 bed duplex Penthouse only 100m to beach, shops & restaurants, with breathtaking 180° Mediterranean sea views. Set in exclusive El Higueron luxury Sports / Spa community with own beach Club.

### PENTHOUSE (169m2 total construction)

2 double bedrooms, 2 luxury bathrooms, lovely modern open-plan living space with lounge, dining and designer fitted kitchen. Fantastic light from the panoramic windows, premium porcelain flooring, including luxury underfloor heating and a state-of-the-art smart-home system for modern living. Bedrooms come with built-in wardrobes offering ample storage.

### STUNNING TERRACE & SOLARIUM

Breathtaking panoramic sea & coast views from its incredible south facing covered terrace & open sunny solarium including own sauna and plenty of space for sun beds, lounge set, dining table, bbq area etc. etc. for luxury living & entertaining.

### 2 X PARKING & STORAGE (+ m2)

Includes 2 underground parking spaces, plus a storage room.

### DEVELOPMENT

The development offers amazing seaviews luxury reserve communal areas, including an infinity pool, gym, sauna, Turkish bath, green areas, chill-out area and solarium. The furnishings and installations of the communal areas are like new, as the development was only finished in 2024. A blue flag 7 km long sandy beach and a wonderful promenade are only a short walk from the property.

### EI HIGUERON COMMUNITY

24-hour security, commercial centre with supermarket, pharmacy, coffee shop & various restaurants including one with a Michelin Star. Luxury 5 star Hotel, sports club with Gym, Paddle & Tennis Courts, Beach Volley Ball, Yoga & Pilates classes etc. Fantastic Luxury Spa with 13 treatment rooms, 3 hydrotherapy cabins, physiotherapy centre, beauty salon, seaviews & reserve relaxation areas.

### LOCATION

Located near the beach (in El Higueron) on the border between Fuengirola and Benalmádena, this location is hard to beat, being just 100 metres from the beach of Carvajal and only a short walk to the train station, making travelling to other towns, Airport and the beautiful Malaga City / Port very easy without a car. In addition to its incredible seaviews & privileged location close to the beach, this reserve luxury penthouse for sale is close to supermarkets, restaurants, beach bars, hotels, schools and bus stops etc.

### LOWER BUYING COSTS

Buying a rare modern resale from one of the early investors in this luxury development, means you can secure one of the best located properties and views. But importantly the buying costs are less than buying new, by avoiding the 10% iva / tax and the Regional Government 1.5% new build tax.

The vendor has informed us that:

Community Charges are approx. € 360 per month.

IBI (Council Tax) is: approx. € per annum.



BASURA (Rubbish Bill) is approx. € per annum.

With its LPO (first occupation License) this would make a superb &quot;buy to let&quot; investment or luxury permanent / holiday home.

This stunning duplex penthouse for sale is not only located in one of the best / newest developments in the area, but also in the best position in the whole development with breathtaking 180° panoramic sea / beach views.

Exclusive Listing, keys in Office. Call now to reserve or arrange viewing.



## Характеристики:

### Функции

Покрытая терраса  
Поднимать  
Частная терраса  
Двойное остекление  
24 -часовой прием  
Приспособленные шкафы  
Солярий  
Спортзал  
Сауна  
Domotics

### Виды

Море  
Панорамный  
Бассейн  
Пляж  
Бассейн  
Коммунальный

### Стоянка

Подполье  
Более одного

### Ориентация

Юг

### Параметр

Пляжный  
Рядом с портом  
Рядом с морем  
Рядом с магазинами  
Сад  
Коммунальный

### Категория

Уменьшенный  
Инвестиции  
Торговаться  
Роскошь  
Перепродажа

### Климат -контроль

Кондиционер  
U/F отопление

### Состояние

Отличный

### Безопасность

Закрытый комплекс  
24 -часовая безопасность