# Sales - Apartment - Cancelada

## 560.000€

**Ref.-ID: MIBGR5495407** **Cancelada** **Apartment**

**Community: 2,976 EUR / year** **IBI: 692 EUR / year** **Rubbish: 50 EUR / year** **3** **2** **127 m2**

Spacious and Beautifully Furnished 3-Bedroom Corner Apartment with Large Terrace and Rental Licence Discover this exceptional 3-bedroom corner apartment on the first floor, offering more space, comfort and character than the typical apartments in the development. With approximately 92 m² of interior space, this is a particularly spacious property. The living area has been redesigned and extended, creating additional space and a noticeably larger and more comfortable living and dining area than in the standard apartments. The apartment is beautifully furnished throughout with brand-new furniture and decoration, all included in the asking price. Everything has been carefully selected to create a stylish, modern and comfortable home, meaning the property is completely ready to move into and enjoy immediately. The spacious living and dining area opens directly onto a large covered private terrace of approximately 30 m², providing an excellent extension of the living space and plenty of room for outdoor dining, relaxing and enjoying the beautiful surrounding views. The property offers three spacious bedrooms and two bathrooms. All three bedrooms are equipped with high-quality lift-up storage beds, providing generous and highly practical storage space underneath the mattresses. One of the bathrooms also benefits from a window providing natural light and ventilation. Property features 3 bedrooms 2 bathrooms First-floor corner apartment Approximately 92 m² interior space Approximately 30 m² covered private terrace Extended and enlarged living area Beautiful open views Excellent natural light Fully fitted modern kitchen Air conditioning Fitted wardrobes Brand-new furniture and decoration included in the price All beds with large integrated lift-up storage Underground parking space Private storage room Lift access Professional short-term rental licence (Licencia de Alquiler de Corta Temporada) Ready to live in — or rent immediately A major advantage of this property is that it already has a professional short-term rental licence (Licencia de Alquiler de Corta Temporada). Combined with the brand-new furniture, fully equipped interior and excellent condition, the apartment is completely turnkey and can be put into operation immediately, making it particularly attractive both as a private residence and as an investment property. Residents benefit from attractive communal facilities including a large outdoor swimming pool, landscaped gardens, gym, outdoor sports areas and pétanque courts. Owners also have access to the exclusive Club House with additional fitness and wellness facilities, including a gym, spa and sauna. Located in Cancelada on Estepona's New Golden Mile, the property is close to the village, beaches, golf courses, restaurants, international schools and everyday amenities, with both Estepona and Marbella easily accessible. A turnkey property combining generous living space, a large private terrace, beautiful views, brand-new furnishings and an existing short-term rental licence. A high-quality, ready-to-enjoy property with immediate rental potential.

**Setting**
- ✔ Suburban
- ✔ Village
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Schools

**Orientation**
- ✔ West Facing

**Condition**
- ✔ Excellent Condition
- ✔ New Construction

**Pool**
- ✔ Communal Pool
- ✔ Indoor Pool
- ✔ Heated Pool

**Climate Control**
- ✔ Air Conditioning

**Views**
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Country Views
- ✔ Panoramic Views

**Features**
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Satellite TV
- ✔ WiFi
- ✔ Gym
- ✔ Sauna
- ✔ Ensuite Bathroom
- ✔ Disabled Access
- ✔ Double Glazing
- ✔ Near Church
- ✔ Fiber Optic

**Furniture**
- ✔ Fully Furnished

**Kitchen**
- ✔ Fully Fitted Kitchen

**Security**
- ✔ Gated Complex
- ✔ Entry Phone
- ✔ Alarm System

**Parking**
- ✔ Underground Parking

**Utilities**
- ✔ Electricity
- ✔ Drinkable Water