



Sales - Apartment - Benahavís
180.000€

www.mibgroup.es
+34 662 58 96 58
info@mibgroup.es



Ref.-ID: MIBGR5357641

Benahavís

Apartment



2



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93 m2

Renovated Tourist Apartment in 4★ Resort in Bel-Air – Investment with Guaranteed Rental Income with private parking Excellent investment opportunity on the Costa del Sol: fully furnished tourist apartment located in an exclusive 4-star resort complex in Bel-Air, close to golf courses, the Villa Padierna Hotel, and just 2 km from El Saladillo Beach. Built in 2004 and completely refurbished in 2022, the property offers a modern and functional layout. It features two separate bedrooms, two full bathrooms, a spacious living room with a fully equipped kitchen, and a pleasant private terrace. The complex stands out for its extensive resort-style facilities: Large swimming pool areas and landscaped gardens Restaurants and a beach bar with sea views SPA and gym Kids Club Event spaces and leisure areas Ideal investment model This apartment is part of a professionally managed hotel rental program, allowing the owner to enjoy a completely hassle-free investment. The management company covers all running and maintenance costs related to both the property and the resort (except annual property tax - IBI). In addition, it offers guaranteed rental income, with a fixed annual return of €6.448,32 + VAT (based on 2025 figures), paid quarterly. Owner usage Owners can enjoy personal use of the apartment for up to 8 weeks per year under special conditions: Usage subject to established rates 50% discount during high season 25%-50% discounts on resort facilities and services A perfect option for investors seeking a secure and profitable asset, combined with the flexibility to enjoy holiday stays in a fully serviced resort — without any management concerns.

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| <p>Setting</p> <ul style="list-style-type: none"> ✓ Close To Golf ✓ Close To Town ✓ Close To Schools | <p>Orientation</p> <ul style="list-style-type: none"> ✓ South | <p>Condition</p> <ul style="list-style-type: none"> ✓ Excellent | <p>Pool</p> <ul style="list-style-type: none"> ✓ Communal | <p>Climate Control</p> <ul style="list-style-type: none"> ✓ Air Conditioning | <p>Views</p> <ul style="list-style-type: none"> ✓ Sea ✓ Panoramic ✓ Garden ✓ Pool |
| <p>Features</p> <ul style="list-style-type: none"> ✓ Lift ✓ Fitted Wardrobes ✓ Near Transport ✓ Private Terrace ✓ Solarium ✓ Satellite TV ✓ WiFi ✓ Gym ✓ Sauna ✓ Games Room ✓ Access for people with reduced mobility ✓ Marble Flooring ✓ Jacuzzi ✓ Bar ✓ Double Glazing ✓ 24 Hour Reception ✓ Restaurant On Site | <p>Furniture</p> <ul style="list-style-type: none"> ✓ Fully Furnished | <p>Kitchen</p> <ul style="list-style-type: none"> ✓ Fully Fitted | <p>Garden</p> <ul style="list-style-type: none"> ✓ Communal ✓ Landscaped | <p>Security</p> <ul style="list-style-type: none"> ✓ Gated Complex ✓ 24 Hour Security ✓ Safe | <p>Parking</p> <ul style="list-style-type: none"> ✓ Underground ✓ Garage ✓ Private |
| <p>Utilities</p> <ul style="list-style-type: none"> ✓ Electricity ✓ Drinkable Water | <p>Category</p> <ul style="list-style-type: none"> ✓ Golf ✓ Holiday Homes ✓ Investment ✓ Resale ✓ Contemporary | | | | |