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Sales - Apartment - Atalaya

299.000€

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Ref.-ID: MIBGR5549332 **Atalaya** **Apartment**

Community: 2,160 EUR / year **IBI: 430 EUR / year** **Rubbish: 115 EUR / year** **1** **1** **75 m2**

This recently renovated ground-floor apartment, located in the sought-after Cartuja del Golf development and boasting a tourist rental licence, represents an excellent opportunity both for those looking to enjoy a holiday home in Spain and for investors seeking a profitable investment with attractive rental income potential. With its privileged location in the area of Atalaya/El Paraiso, between Estepona, Marbella, Benahavís and San Pedro, this property offers a place to enjoy an exclusive and relaxed lifestyle on the Costa del Sol. Its proximity to these renowned locations and being only 1 hour from Malaga airport, guarantees easy access to a wide range of services, shops, restaurants and beautiful beaches nearby. Easily accessible to Atalya Golf and El Pairaiso Golf Clubs and many more along this coastal area. The property features a spacious king size bedroom with en-suite bathroom; walk in dressing room/store room for golf clubs or other items. Exceptionally large living/dining room perfect for relaxing with plenty of comfortable space and seating areas to entertain guests with a semi-open plan kitchen/bar area and private wi fi connection. In total, the flat is made up of 97m2, 21 of which includes a private outdoor terrace for eating or lounging accessed off the living room overlooking the spacious beautiful communal gardens across to one of the swimming pools of this lovely urbanization. In addition, the Cartuja del Golf urbanisation offers 24-hour security, providing peace of mind and protection for residents. Its extensive manicured gardens create a serene and pleasant environment. The development has three swimming pools, paddle and tennis courts, allowing for outdoor activities and a healthy and active lifestyle. It also has its own parking space right outside the entrance to the apartment with immediate easy spacious access to the front door. Given its location, features and amenities, this flat is a great investment and a true ‘bolt hole’ for those who want an easily maintained and relaxing home in the sun. The demand for property in this area is high, both from those looking for a permanent residence or from holidaymakers wishing to enjoy relaxing or play golf on the Costa del Sol. It certainly offers potential attractive returns through short or long term rentals and is easy to maintain. In short, this flat in the Cartuja del Golf urbanization is a unique opportunity for those looking either for a quality home or rental/investment in a privileged and popular location. Do not hesitate to take advantage of this exceptionally large ground floor apartment and discover all it has to offer.

Setting
- ✔ Close To Golf
- ✔ Close To Sea
- ✔ Close To Town

Orientation
- ✔ West Facing

Condition
- ✔ Excellent Condition
- ✔ Recently Refurbished

Pool
- ✔ Communal Pool

Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ WiFi
- ✔ Paddle Tennis
- ✔ Tennis Court
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Double Glazing
- ✔ 24 Hour Reception
- ✔ Fiber Optic

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Electric Blinds
- ✔ 24 Hour Security

Parking
- ✔ Communal Parking
- ✔ Private Parking

Category
- ✔ Bargain
- ✔ Cheap
- ✔ Golf
- ✔ Holiday Homes
- ✔ Investment
- ✔ Resale