

## Sales - Apartment - La Cala Hills

# 349.500€

**La Cala Hills**

**Apartment**

**Community: 2,136 EUR / year**

**IBI: 600 EUR / year**



**2**



**2**



**100 m2**

Located in Phase 1, this spacious two-bedroom apartment offers comfortable living in a peaceful and well-maintained setting. The property is part of the established La Cala Hills residential area, known for its landscaped gardens and convenient location close to golf courses, shops and restaurants. The apartment has a total built area of approximately 100 m<sup>2</sup> plus an 18 m<sup>2</sup> terrace that can be accessed from both the living room and the master bedroom. Inside, you'll find a bright and well-proportioned living and dining area, a fully fitted kitchen with separate utility room, two double bedrooms and two bathrooms. It is sold with an underground parking space and a private storage room. Phase 1 forms part of a gated complex with large communal gardens and three swimming pools, offering a relaxed and family-friendly environment. The beaches of La Cala de Mijas are about ten minutes away, while Málaga Airport can be reached in around twenty-five minutes. Key Features \* 2 bedrooms and 2 bathrooms \* Approx. 100 m<sup>2</sup> built + 18 m<sup>2</sup> terrace \* West to southwest orientation with afternoon and evening sun \* Spacious living and dining area \* Fully fitted kitchen with separate utility room \* Terrace access from living room and master bedroom \* Large communal gardens with 3 swimming pools \* Underground parking space and private storage room \* Peaceful location close to amenities and golf courses \* 10 min to La Cala de Mijas - 25 min to Málaga Airport This apartment offers a pleasant combination of space, comfort and a sunny orientation, making it ideal for permanent living, a holiday home or a solid investment on the Costa del Sol. Viewings by appointment only.

### Setting

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Schools
- ✓ Urbanisation

### Climate Control

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

### Kitchen

- ✓ Fully Fitted

### Utilities

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

### Orientation

- ✓ South West
- ✓ West

### Views

- ✓ Mountain
- ✓ Golf
- ✓ Country
- ✓ Panoramic
- ✓ Street

### Garden

- ✓ Communal

### Category

- ✓ Resale

### Condition

- ✓ Good

### Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ WiFi
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing
- ✓ Fiber Optic

### Security

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Safe

### Pool

- ✓ Communal

### Furniture

- ✓ Optional

### Parking

- ✓ Underground
- ✓ Garage

























