Sales - Apartment - La Cala de Mijas

377.000€

La Cala de Mijas **Apartment**

Community: 1,584 EUR / year **IBI: 457 EUR / year** **Rubbish: 80 EUR / year**

 **3**

 **3**

 **196 m2**

Spacious fully renovated ground floor apartment located in the Vitania gated community, just 4 minutes by car from La Cala de Mijas. The property stands out for its space, comfort and the feeling of an independent house, as it has direct access from the private underground garage to the apartment through an internal staircase, without passing through common areas. Main features • 3 bedrooms with en-suite bathrooms • 169 m² built and 128 m² usable space • Renovated 40 m² tiled terrace • Underground parking space included Layout The property consists of an entrance hall, spacious living-dining room with fireplace, fully equipped kitchen and three bedrooms, each with its own en-suite bathroom. One of the bedrooms is located on the basement level and has independent access from the garage, providing additional privacy and comfort. Features • New central air conditioning • Underfloor heating in the living room and bathrooms • Marble flooring in the living room • Laminate flooring in the bedrooms • Fireplace in the living room • Fully equipped kitchen • Built-in wardrobes in every bedroom Urbanization Gated community with: • 24-hour concierge • Video surveillance system • 3 communal swimming pools (one new saltwater pool) • Building with elevator Costs • Property tax (IBI): 457 □ / year • Community fees: 130 □ / month Location Located in Vitania (Mijas Costa), in a quiet and well-connected area just 4 minutes by car from La Cala de Mijas. ⚖ Legal notice: In accordance with Decree 218/2005 of 11 October, approving the regulation on consumer information in the sale and rental of homes in Andalusia, clients are informed that notary fees, land registry fees, transfer tax (I.T.P.), financial costs, and other expenses related to the purchase are not included in the price. The information provided in this listing is for guidance only, is non-binding, and has no contractual value.

Setting
- ✔ Close To Golf
- ✔ Urbanisation

Orientation
- ✔ South Facing
- ✔ West Facing

Condition
- ✔ Excellent Condition
- ✔ Recently Renovated

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Fireplace
- ✔ U/F Heating
- ✔ U/F/H Bathrooms

Views
- ✔ Country Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Ensuite Bathroom
- ✔ Wood Flooring
- ✔ Marble Flooring
- ✔ Double Glazing
- ✔ Domotics
- ✔ Basement

Furniture
- ✔ Not Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Entry Phone
- ✔ 24 Hour Security

Parking
- ✔ Underground Parking

Utilities
- ✔ Electricity
- ✔ Drinkable Water
























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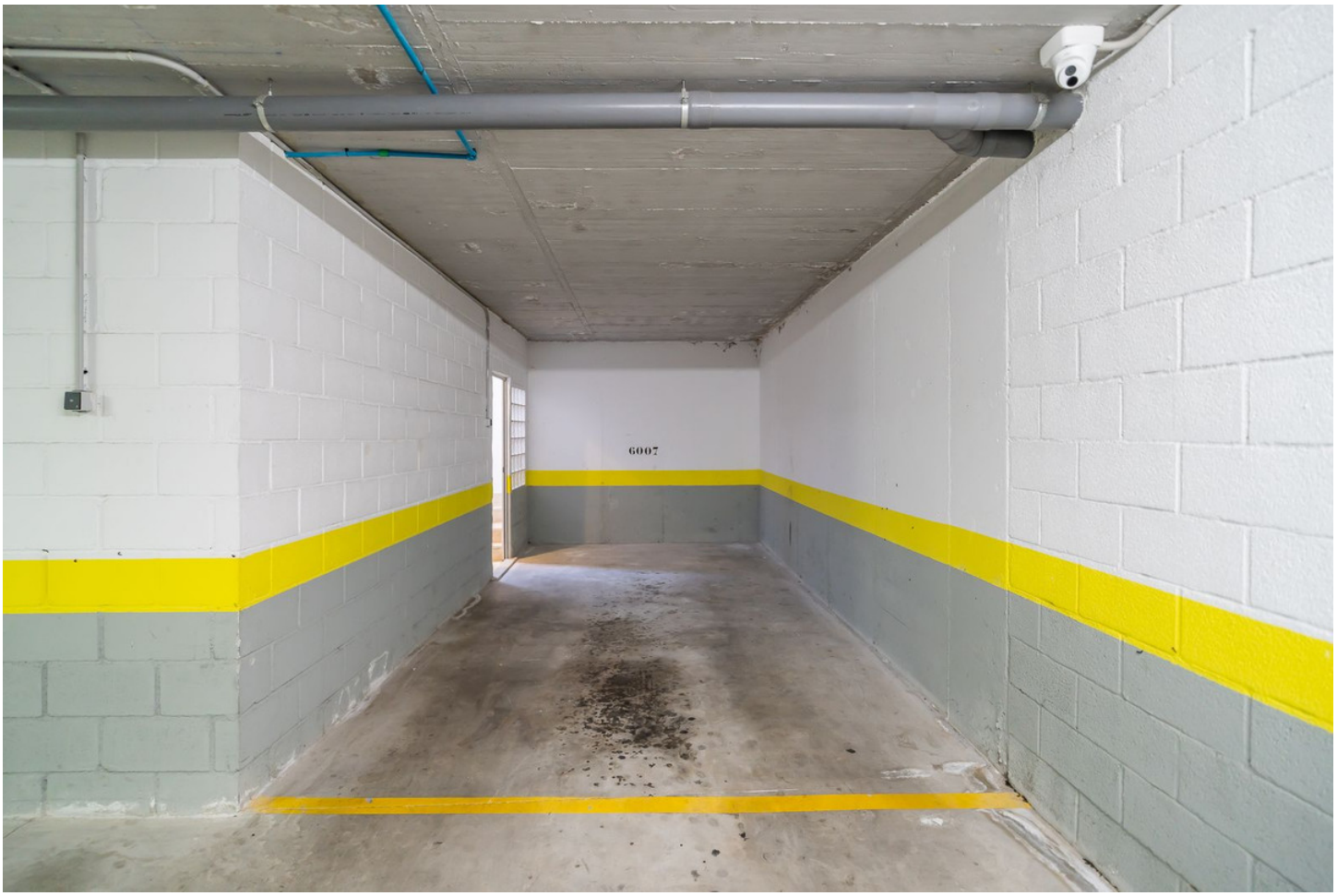






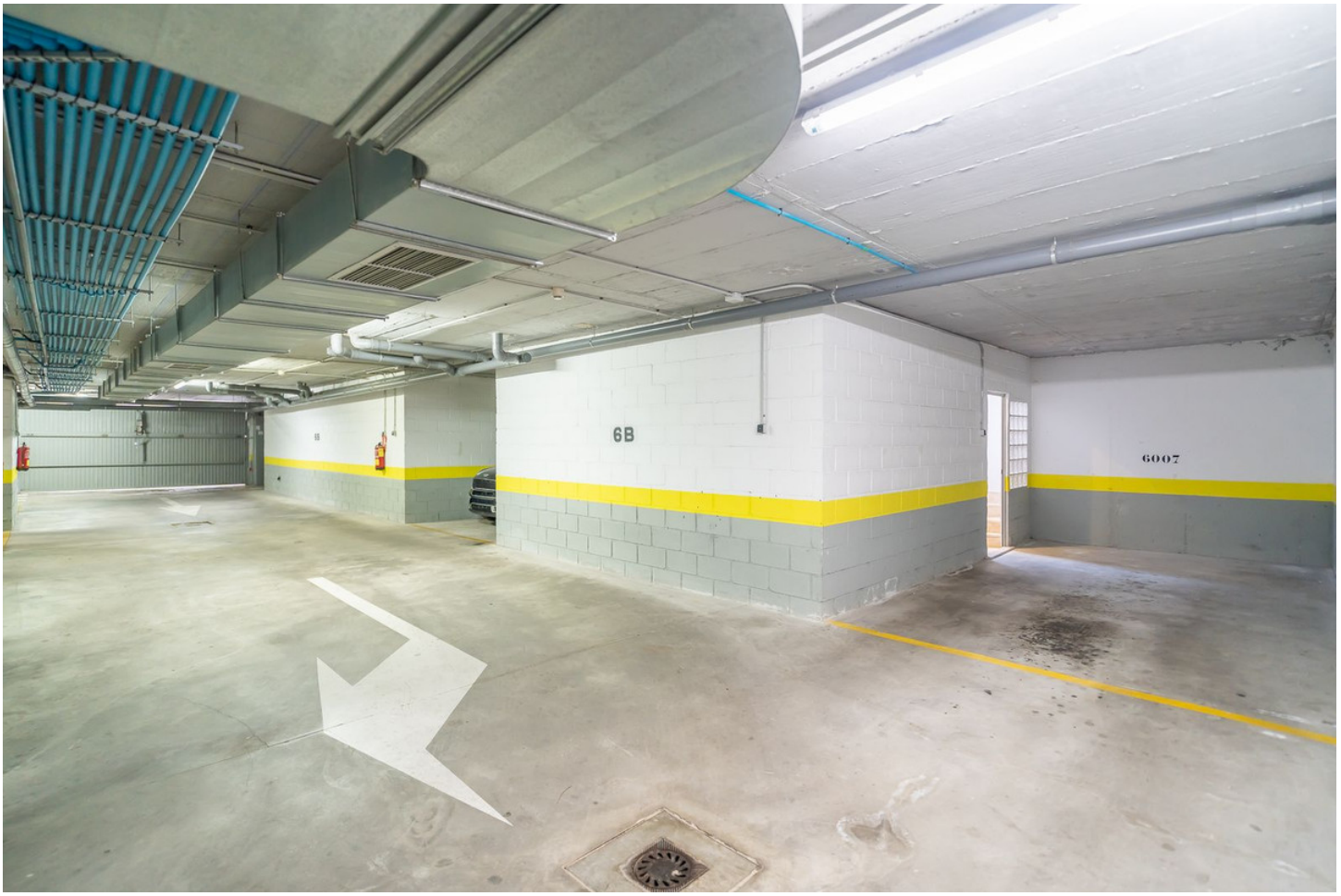





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