

## Sales - Apartment - Benahavís

# 945.000€

**Benahavís**

**Apartment**

**Community: 3,204 EUR / year IBI: 520 EUR / year**

**Rubbish: 18 EUR / year**



**3**



**2**



**159 m2**

Set within the exclusive gated community of La Reserva del Alcuzcuz, this beautifully kept middle-floor apartment combines panoramic views, excellent condition and strong rental performance in a way that is increasingly hard to find. With a tourist licence already in place and impressive annual yields, it is a standout opportunity for buyers seeking both lifestyle value and investment strength. The apartment enjoys sweeping 180-degree panoramic views, on clear days, all the way to Morocco. Its spacious covered terrace and southwest orientation make it especially attractive for holiday stays, offering sun throughout the afternoon and beautiful sunsets. Inside, the property remains in impeccable condition. It offers three bedrooms and two bathrooms, including an en-suite master bedroom, as well as an open-plan kitchen with separate utility room, generous built-in storage, a private storage room and a garage space. There is also the option to rent an additional parking space. The community is secure, exceptionally well maintained and surrounded by nature, with mature landscaped gardens and two generous swimming pools open year-round. Just a short drive from Benahavís Pueblo, San Pedro and the coast, the location offers the privacy, views and accessibility that both owners and short-term renters consistently look for.

### Setting

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools

### Climate Control

- ✓ Air Conditioning
- ✓ Central Heating

### Garden

- ✓ Communal

### Orientation

- ✓ South West

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Golf
- ✓ Panoramic
- ✓ Garden

### Security

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Alarm System

### Condition

- ✓ Excellent

### Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Near Transport
- ✓ WiFi
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Fiber Optic

### Parking

- ✓ Private

### Pool

- ✓ Communal

### Furniture

- ✓ Fully Furnished



















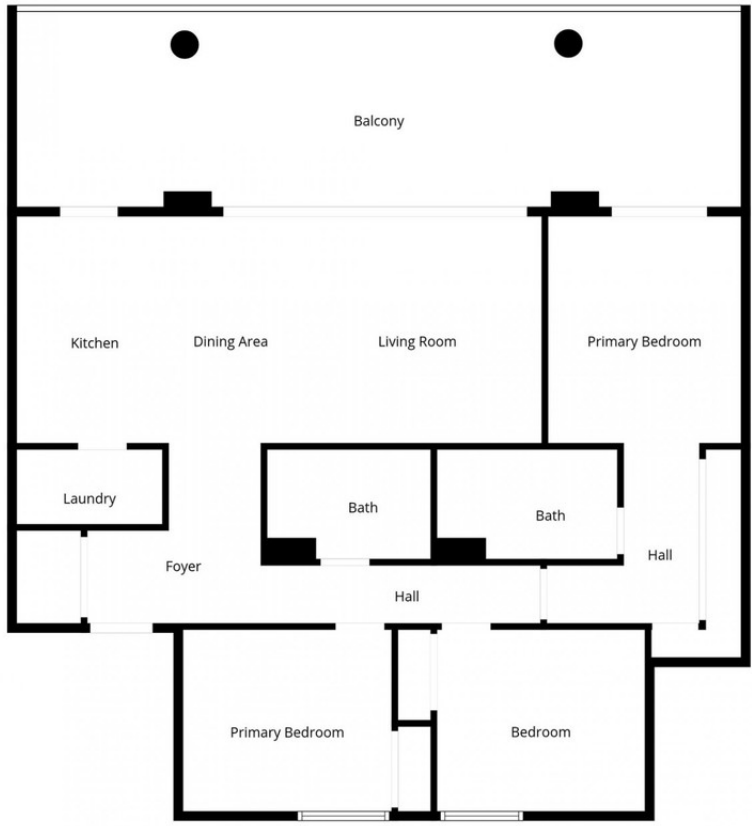












Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

