MIBGROUP.ES

Sales - Apartment - El Chaparral

359.000€

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

Ref.-ID: MIBGR5340928 **El Chaparral** **Apartment**

Community: 2,796 EUR / year **IBI: 429 EUR / year** **Rubbish: 81 EUR / year**

 **2**

 **2**

 **89 m2**

 **50 m2**

Discover this exclusive ground floor property located in the prestigious Residencial Malibu Mansion, a private residential complex designed to offer comfort, privacy and the Mediterranean lifestyle. The property stands out for its generous outdoor spaces, excellent layout and proven holiday rental profitability thanks to its active tourist licence (AT). □ Layout: 2 bedrooms, 2 bathrooms, Semi-open kitchen Spacious and bright living-dining area. 25 sqm terrace, 50 sqm private garden, 17 sqm front porch ? Included Features: Private numbered parking space, Storage room, Private internal road for vehicle circulation and access. Additional unnumbered parking spaces for residents and visitors, Step-free access to the property. ? Residential Complex Malibu Mansion is an exclusive gated community offering: Communal swimming pool on an elevated platform Well-maintained landscaped gardens, Lifts and stair access to communal areas, Quiet and high-end residential environment, Excellent privacy and comfort ? Strategic Location Located in the Marina del Sol urb, in the same area as the renowned Club La Costa, just 5 minutes by car from Miramar Shopping Centre, with quick access to the motorway and approximately 10 minutes from the beach. ? Property Price □385,000 ? Additional Information: ? Estimated final purchase cost: approx. □423,500 (in case of financing), calculated as an estimated 10% of the purchase price, including: * Transfer Tax (ITP 7%) = □26,950 * Notary, Land Registry and administrative costs (approx. 3%) = □11,550 ? In accordance with Andalusian Decree 218/2005, please note that the advertised price does not include Property Transfer Tax (ITP) nor notary, registry or administrative expenses. ? The advertised price is not subject to automated pricing personalisation nor increases derived from urgency or buyer necessity. □ Advertising compliant with Law 10/2025, dated 26 December.




















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