## Sales - Apartment - Benalmadena

## 291.600€

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**Ref.-ID: MIBGR5357317** **Benalmadena** **Apartment**

 **1**

 **1**

 **65 m2**

Ground floor apartment with terrace in a residential complex with pool next to the golf course in Benalmádena Cozy 65 m² ground floor property for sale, ideal as a permanent residence, holiday home, or investment. The apartment features 1 bedroom, 1 full bathroom, and a pleasant terrace with views of the golf course. It includes a fully fitted and equipped kitchen, built-in wardrobe, and air conditioning, ensuring comfort all year round. Located within a gated community with excellent communal areas: swimming pool, gardens, and tennis courts, as well as communal parking. The property has a north-facing orientation, providing a cooler and more comfortable temperature during the warmer months. Situated in a □□□□ and well-connected area, surrounded by golf courses and with easy access to services, shops, and the coast. Important: Viewings will not be possible until June. In accordance with Decree 218/2005 of October 11, which approves the Consumer Information Regulations for the sale and rental of housing in Andalusia, clients are informed that notary fees, land registry fees, Property Transfer Tax (I.T.P.), and other costs inherent to the purchase or rental are not included in the price. Agency fees are included in the price. The information provided, including surface areas, prices, conditions, and availability of the property, is for guidance purposes only and does not constitute a binding contractual offer. It may be subject to change without prior notice and should be confirmed at the time of enquiry. Energy certificate: In progress.

**Setting**
- ✔ Town
- ✔ Close To Shops
- ✔ Close To Schools

**Orientation**
- ✔ North Facing

**Condition**
- ✔ Good Condition

**Pool**
- ✔ Communal Pool

**Climate Control**
- ✔ Air Conditioning

**Views**
- ✔ Golf Views

**Features**
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Tennis Court

**Kitchen**
- ✔ Fully Fitted Kitchen

**Garden**
- ✔ Communal Garden

**Security**
- ✔ Gated Complex
- ✔ Entry Phone

**Parking**
- ✔ Communal Parking



























