MIBGROUP.ES

Sales - Apartment - El Faro

360.000€

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Ref.-ID: MIBGR5364046 **El Faro** **Apartment**

 **2**

 **2**

 **76 m2**

The unique experience of living in a one-of-a-kind residential complex. Residential complex in the final stages of renovation. The apartment, completely renovated with top-quality materials, features two spacious bedrooms—one with an en-suite bathroom—two full bathrooms, and electric blinds in the bedrooms. The kitchen boasts high-end cabinetry, a porcelain countertop, and complete, state-of-the-art appliances—induction hob with integrated extractor fan, oven, microwave, dishwasher, and fridge-freezer. Everything is designed for ease of daily living. Enjoy two terraces: one at the entrance overlooking the pool and another at the rear, accessible from the kitchen, perfect for summer evenings with friends and family. State-of-the-art air conditioning in the bedrooms and living room. The communal areas are the perfect complement: a saltwater pool and a well-maintained garden, for the exclusive use of the five owners. Security, privacy, and quality of life in one place. Includes an assigned parking space with an EV charging point. Just a short walk to the beach. With easy access to the motorway, 20 minutes from Malaga Airport and Marbella. • There are no other mandatory brokerage fees. • Taxes not included: Property Transfer Tax (ITP) (7% in Andalusia) on the sale price. This is without prejudice to reduced rates of 3.5%, 1.2%, or 1% applicable depending on the buyer's personal circumstances or the property's characteristics. The tax is levied on the Cadastral Reference Value or the sale price, whichever is higher. • Notary fees: Notary fees will be calculated according to the official tariff regulated in Annex I of Royal Decree 1426/1989, of November 17, which approves the Notarial Tariff. • Property Registry Fees: Registration in the Property Registry will be billed according to the official fee schedule established in Annex I of Royal Decree 1427/1989, of November 17, which approves the Notarial Fees. • Management Fees (Agency) • Seller's Agency Fees: included in the retail price. For comprehensive information on the operation, tax rates, and tax breaks of the Property Transfer Tax (ITP) in Andalusia, please consult the official website of the Andalusian Regional Government's Tax Agency.

Setting
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Urbanisation

Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition
- ✔ Recently Renovated

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning

Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Private Terrace
- ✔ Utility Room
- ✔ Disabled Access

Furniture
- ✔ Not Furnished

Kitchen
- ✔ Fully Fitted Kitchen
- ✔ Kitchen-Lounge

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Electric Blinds
- ✔ Entry Phone

Parking
- ✔ Private Parking
- ✔ EV charge point

Utilities
- ✔ Electricity

Category
- ✔ Investment








































Condominio El Faro
Costa del Sol
TRASTEROS PRIVADOS
TERRAZA LAVADERO
17,22 m²
DORMITORIO 1
14,62 m²
BAÑO 1
3,08 m²
TERRAZA
COCINA - COMEDOR
25,42 m²
DORMITORIO 2
13,18 m²
BAÑO 2
3,41 m²
TERRAZA
VIVIENDA A
SUPERFICIE CONSTRUIDA VIVIENDA 75,19 m²
TERRAZA EXCLUSIVA DE VIVIENDA 20,19 m²
ESCALA GRÁFICA: 0m 1m 2m 3m 4m 5m
Documento de carácter orientativo, correspondiente a una propuesta de decoración