Sales - Apartment - Arroyo de la Miel

365.000€

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Ref.-ID: MIBGR5448130 **Arroyo de la Miel** **Apartment**

Community: 696 EUR / year **IBI: 550 EUR / year** **Rubbish: 170 EUR / year**

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1

62 m2

Spectacular corner apartment with stunning sea views, just steps from the center of Arroyo de la Miel If you're looking for a bright, private home with open sea views and a prime location, this magnificent corner apartment has everything you need. Located in a quiet residential area, just minutes from the center of Arroyo de la Miel and next to Tivoli Gardens, this apartment stands out for its excellent orientation and corner position, which provides extraordinary natural light throughout the day, a greater sense of spaciousness, and unparalleled privacy. From its terrace, you can enjoy beautiful, unobstructed views of the sea and the surrounding area—the perfect place to relax, have breakfast in the sun, or watch the sunsets on the Costa del Sol. The apartment has 79 m² built (65 m² usable space) distributed into a spacious and bright living-dining room, a separate kitchen, two bedrooms with built-in wardrobes, and a full bathroom. Furthermore, it includes a parking space and a large storage room, an added value that provides convenience and ample storage space. Key features include: Corner apartment, very bright and with excellent ventilation. Terrace with beautiful, unobstructed sea views. Southwest facing. Parking space included in the price. Large storage room. Building with elevator. Built in 2010. Very low community fees. Sold unfurnished. The location is another major advantage. It is just minutes from the center of Arroyo de la Miel, surrounded by supermarkets, shops, restaurants, schools, and all kinds of services, with quick access to the A-7 motorway, providing excellent connections to Malaga, the airport, and the rest of the Costa del Sol. An ideal property as a primary residence, second home, or investment, thanks to its excellent location, spectacular sea views, and the features it offers. Don't miss this opportunity. Contact us and come discover your next home. In compliance with the information obligations established in Law 10/2025, please note that the price indicated does not include the expenses and taxes inherent to the acquisition, which are detailed below: - Property Transfer Tax (ITP): the tax rate in force in Andalusia (generally 7%) will be applied, without prejudice to reduced rates applicable depending on the buyer's personal circumstances or the characteristics of the property. 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. - Land Registry Fees: Registration in the Land Registry will be billed according to the official tariff established in Annex I of Royal Decree 1427/1989. - Management fees: If necessary, the fees for administrative processing amount to approximately □500 (VAT included). - Agency fees: Included in the sale price.

Setting
- ✔ Village
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Close To Marina
- ✔ Urbanisation

Orientation
- ✔ South

Condition
- ✔ Good

Pool
- ✔ Communal
- ✔ Children`s Pool

Climate Control
- ✔ Air Conditioning

Views
- ✔ Sea
- ✔ Mountain
- ✔ Beach
- ✔ Country
- ✔ Panoramic
- ✔ Garden
- ✔ Urban
- ✔ Forest
- ✔ Street

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ WiFi
- ✔ Storage Room
- ✔ Access for people with reduced mobility
- ✔ Marble Flooring
- ✔ Double Glazing
- ✔ Courtesy Bus

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Partially Fitted

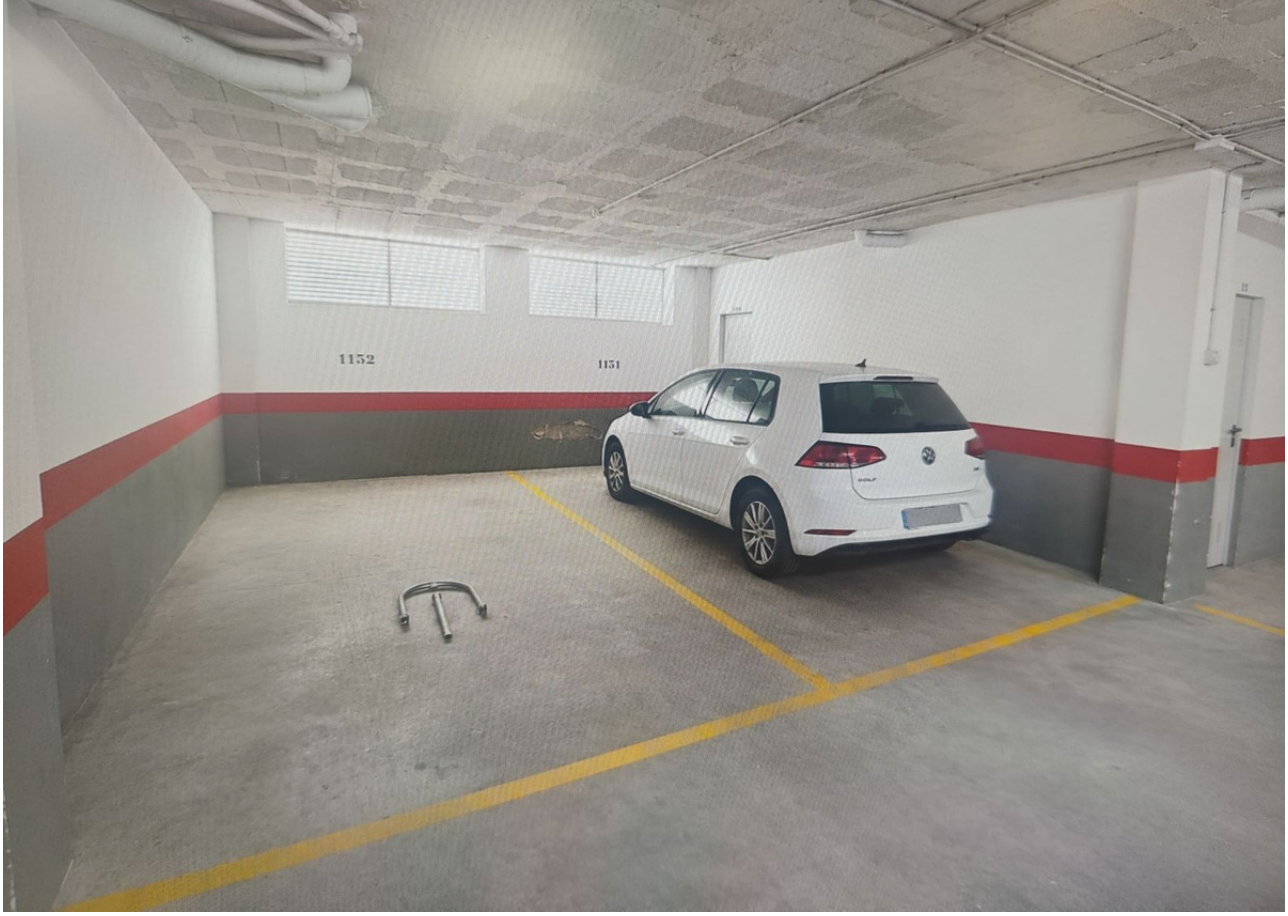
Garden
- ✔ Communal

Security
- ✔ Gated Complex
- ✔ Entry Phone

Parking
- ✔ Underground
- ✔ Garage
- ✔ Private

Utilities
- ✔ Electricity
- ✔ Drinkable Water
- ✔ Telephone

Category
- ✔ Bargain
- ✔ Cheap
- ✔ Holiday Homes
- ✔ Investment
- ✔ Reduced
- ✔ Contemporary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