



Middle Floor Apartment in Los Boliches

Bedrooms **1** Bathrooms **1** Built **46m2** Terrace **0m2**

R5438605

**Middle Floor
Apartment**

Los Boliches

286.000€

We are delighted to present this charming one-bedroom apartment, located on the fifth floor with lift access, in one of the most sought-after residential buildings in Los Boliches. Beautifully presented and maintained in excellent condition, this property offers a comfortable layout, plenty of natural light and an unbeatable location, allowing you to enjoy everything the Costa del Sol has to offer without needing a car. The bright and welcoming living room is the heart of the home, opening directly onto a good size terrace, fitted with glass curtains, which allows this versatile space to be enjoyed all year round, whether you're having breakfast in the morning sun, working from home with natural light, entertaining friends or simply relaxing at the end of the day. It is large enough to accommodate a dining table and four chairs, making it a wonderful extension of the living area. Thanks to its northwest-facing orientation, the apartment enjoys the warm afternoon sun, creating a bright and inviting atmosphere throughout the living area. Being on the fifth floor also provides pleasant open views over the surrounding neighbourhood and towards the mountains, while offering greater privacy. The semi-open kitchen connects seamlessly with the living room through a practical breakfast bar with three stools included—the perfect spot to enjoy your morning coffee, chat while cooking or share an informal meal. The kitchen is fully equipped, in excellent condition, and offers the possibility of installing a dishwasher if desired. The spacious bedroom features

fitted wardrobes and a fully renovated en-suite bathroom with a large walk-in shower, washbasin, toilet and bidet. Tastefully decorated throughout, the apartment is being sold fully furnished, allowing you to move in or start renting it out immediately (excluding the entrance mirror and hallway cabinet). Worth noting that the sofa is a sofa bed, ideal to accommodate family or friends who come and visit. This property is not only an ideal holiday home or permanent residence, but also an excellent investment opportunity. It comes with a valid tourist rental licence, an increasingly valuable asset in one of Fuengirola's most popular and high-demand areas. The building is exceptionally well maintained and offers a pleasant residential atmosphere, together with a communal swimming pool open all year round. Community fees and ongoing maintenance costs are also very reasonable. Located just 300 metres from the beach and the promenade, everything you need is within easy walking distance, including restaurants, cafés, supermarkets, shops, public transport and all the amenities that make Los Boliches one of the most desirable neighbourhoods in Fuengirola. For added convenience, there is also the option to purchase a private parking space within the same building—a highly desirable feature in this area. Property Highlights Fifth floor with lift. Bright apartment with sunny west-facing orientation. Spacious enclosed terrace with Lumon glass curtains for year-round enjoyment. Open views towards the neighbourhood and the mountains. Semi-open fully equipped kitchen with breakfast bar. Spacious bedroom with fitted wardrobes. Renovated en-suite bathroom with walk-in shower. Sold fully furnished. Valid tourist rental licence offering excellent rental potential. Communal swimming pool open all year. Well-maintained and highly sought-after building. Low community and maintenance costs. Just 300 metres from the beach. Optional private parking space available in the building. Whether you are looking for a comfortable home by the sea, a holiday retreat or a property with excellent rental potential, this apartment offers a fantastic opportunity in one of the Costa del Sol's most desirable locations.

Covered Terrace
Fitted Wardrobes
Near Transport

Covered Terrace
Lift
Private Terrace

Ensuite Bathroom
Marble Flooring