ALL IN
real estates



Middle Floor Apartment in Torrequebrada

Bedrooms	**3**	Bathrooms	**2**	Built	**103m2**	Terrace	**7m2**

R5542585	**Middle Floor Apartment**	**Torrequebrada**	**479.900€**

? Sea views · premium location · ready to enjoy Exclusive apartment in one of the most sought-after areas of Benalmádena, just 1 minute from the beach and next to chiringuito Yucas. Located beside the Torrequebrada Golf course, bus stop, supermarket, etc.... 115 m² perfectly distributed with 3 bedrooms, 2 bathrooms (ensuite with travertine marble), independent fully equipped kitchen and a bright living room with access to a spectacular 20 m² terrace with Lumon glazing. West facing: enjoy unique sunsets every day with panoramic views of the sea and Fuengirola. Includes a very rare added value: a large parking space with a 28 m² storage room. Private urbanization with swimming pool, quiet surroundings and high demand. Tourist rentals are NOT permitted Ideal for living or investing with excellent profitability on the Costa del Sol. Properties like this do not stay on the market for long. In compliance with the information obligations provided for in Ley 10/2025, it is stated that the indicated price does not include the expenses and taxes inherent to the acquisition, which are broken down below: - ITP (Impuesto sobre Transmisiones Patrimoniales): the current tax rate in Andalucia will apply (generally 7%) without prejudice to reduced rates applicable according to the personal circumstances of the buyer or the characteristics of the property. The tax is accrued 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 Anexo I, of Real

Decreto 1426/1989. - Registry Fees: Registration in the Registro de la Propiedad will be invoiced according to the official tariff established ?in ?Anexo ?I, ?of ?Real Decreto 1427/1989. - ?Management ?Fees: if necessary, the fees ?for administrative ?processing amount ?to ?approximately 500€ (IVA included) - ?Agency ?fees: ?Included ?in ?the ?sale ?price.

Access for people with reduced mobility	Access for people with reduced mobility	Covered Terrace
Double Glazing	Ensuite Bathroom	Fitted Wardrobes
Lift	Marble Flooring	Near Transport
Private Terrace	Satellite TV	Storage Room
Utility Room	WiFi	