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Middle Floor Apartment in Benalmadena Costa

Bedrooms	**1**	Bathrooms	**1**	Built	**45m2**	Terrace	**8m2**

R5554933	**Middle Floor Apartment**	**Benalmadena Costa**	**267.000€**

? A spacious and bright apartment located in one of the best areas of Benalmádena Costa, next to Avenida de las Palmeras and just 200 meters from the beach. The 53 m² property features one bedroom with a built-in wardrobe, a cozy living-dining room with direct access to the terrace, a fully equipped kitchen, and a full bathroom. It also includes central air conditioning and electric shutters to ensure maximum comfort all year round. ? The apartment is situated within a private residential complex with excellent communal areas, a swimming pool, a reception desk, and 24-hour security. It holds a tourist rental license, making it a fantastic opportunity—whether for use as a holiday home or as an investment to generate attractive returns through tourist rentals. ? The price includes an underground parking space and a storage room, providing added convenience and extra space. An excellent investment by the sea, in a privileged location on the Costa del Sol. ? In compliance with the information requirements set forth in Law 10-2025, please note that the stated price does not include the costs and taxes associated with the purchase, which are detailed below: - ITP (Property Transfer Tax): The tax rate currently in effect in Andalusia (generally 7%) will apply, subject to potential reduced rates depending on the buyer's personal circumstances or the specific characteristics of the property. The tax is calculated based on either the official cadastral reference value or the sale price—whichever is higher. - Notary

Fees: Notary charges will be calculated in accordance with the official fee schedule set out in Annex I of ?Royal ?Decree ?1426/1989. ?- ?Registration Fees: Registration ?with ?the Land Registry will be ?charged in ?accordance with ?the ?official fee schedule established ?in ?Annex ?I ?of ?Royal ?Decree ?1427/1989.

24 Hour Reception	24 Hour Reception	Access for people with reduced mobility
Covered Terrace	Double Glazing	Fiber Optic
Fitted Wardrobes	Lift	Near Transport
Private Terrace	Restaurant On Site	Satellite TV
Storage Room	WiFi	