

## Middle Floor Apartment for sale in Málaga, Málaga

385,000 €

Reference: R4890673 Bedrooms: 3 Bathrooms: 2 Build Size: 89m<sup>2</sup>



## Costa del Sol, Málaga

Unique opportunity in the heart of Malaga! This apartment is perfect for investment, located in the charming old town and just 650 meters from the emblematic Plaza de la Constitución. Enjoy a corner apartment where all the rooms are exterior, guaranteeing natural light throughout the day. Different from the conventional and with a good layout. Built in 2009, it offers a privileged location on a quiet and little-trafficked street. The apartment has three bedrooms, one of them with an en-suite bathroom with a shower, and a second bathroom with a bathtub.

The living-dining room is cozy and connects independently with an ergonomic and elegant kitchen, equipped with solid wood furniture and a pink and black granite countertop, which gives it robustness and durability.

Its construction qualities stand out: the apartment has double-glazed "climalit" windows and the aluminum blinds with polyurethane ensure excellent thermal and acoustic insulation, while the AC5 resistant parquet floor provides warmth and style. In addition, the DAIKIN air conditioning system with home automation provides comfort throughout the year.

The versatile layout allows you to adapt the rooms according to your needs, with the possibility of converting the rooms into offices, bedrooms or a reading room. It is sold fully furnished, as shown in the photos.

Due to its location: located on a street with little traffic and accompanied by a quiet neighborhood, it makes this home an ideal place to live.

This apartment offers the possibility of acquiring a storage room. The area has great growth potential, close to the Fiat Lux Factory, which by 2026 will become a cultural and artist training center. With improvements planned by the City Council such as new plantations and lighting next to the riverside promenade of the Guadalmedina River. From the communal roof terrace, enjoy beautiful views of the Cathedral and the Alcazaba.

If you need more details or want to visit, ask us for more information, we will be happy to assist you.

## Features:

### Features

Lift  
Near Transport  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Wood Flooring  
Near Church

Fiber Optic

### Condition

Excellent

### Utilities

Electricity  
Drinkable Water  
Telephone

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Furniture

Fully Furnished

### Category

Reduced  
Holiday Homes  
Investment  
Resale

### Setting

Commercial Area  
Close To Sea  
Close To Shops  
Town  
Close To Marina

### Kitchen

Fully Fitted