Middle Floor Apartment in Torreguadiaro

€425,000

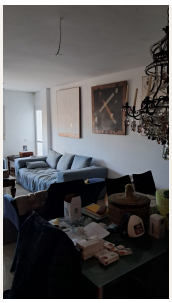
Torreguadiaro, Cádiz

Bedrooms: 3 | Bathrooms: 2 | Built: 144 m² | Terrace: 10 m²









Overview

It is rare to find a three-bedroom, two-bathroom, one guest wc apartment in this location at this price point, especially one that includes the all-important underground parking and private storage. Offering approximately 144m² of interior space plus 10m² of terraces, this is a generously proportioned home by local standards. One of the terraces enjoys a fantastic sea view, creating the perfect setting to relax and unwind.

Each of the three bedrooms is impressively sized, comfortably accommodating a double bed and a desk area, which makes the property particularly attractive for rentals. Previous apartments sold in this development have performed very successfully, especially under the well-established “Teachers Rental” model in Southern Spain, where teachers rent from September to June, leaving the property available for the higher-yielding summer holiday

season. The layout and location of this apartment make it ideally suited to that approach, while also being a superb holiday home in its own right, positioned in the very heart of Avenida Mar del Sur.

Located in the increasingly sought-after village of Torreguadiaro, the property benefits from a beautiful sandy beach, a vibrant selection of around twenty restaurants, and easy walking access to the prestigious Port of Sotogrande. International buyers are increasingly drawn to this combination of authentic beachside charm and marina lifestyle, and properties offering this amount of space at this price per square metre are becoming difficult to find.

The property is currently tenanted, and the tenant is fully aware that it is on the market. Included in the price is a large underground parking space with a private storage unit conveniently located directly behind it. Community fees are €131 per month, including parking.

This is a rare opportunity to secure size, location, sea views, and rental potential in one of the most desirable corners of the Costa del Sol.

Amenities

Setting: Beachside, Close To Port, Close To Shops, Close To Sea, Close To Marina

Orientation: South East Orientation

Condition: Good Condition

Views: Sea Views, Port Views

Features: Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, WiFi

Kitchen: Fully Fitted Kitchen

Parking: Underground Parking, Garage

Contact

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