Ground Floor Apartment in Ojén

€315,900 to €399,000

Ojén, Málaga

Bedrooms: 3 | Bathrooms: 2 | Built: 112 to 117 m² | Terrace: 6 to 31 m²









Overview

New Development: Prices from €315,900 to €399,000. [Bedrooms: 3] [Bathrooms: 2] [Built size: 112m2 - 117m2]. New-build residences in Ojén, just 10 minutes from Marbella, set in a peaceful, well-connected natural environment. Includes parking, storage, and Energy Class A certification, plus an exclusive interior design project by Kave Home.

Functionality, comfort, and efficiency come together in these brand-new homes. The properties feature 3 bedrooms and 2 bathrooms with a bright, practical and modern layout. The open-plan kitchen comes fully furnished and equipped, designed to integrate seamlessly into the main living area, enhancing the sense of space and continuity.

The homes offer private terraces of 6,36 m2, 8.53 m2, and 31.75 m2, providing versatile outdoor spaces, perfect for morning coffee, a small garden, a quiet reading nook, or relaxing while enjoying the Mediterranean climate

year-round, with views of the sea and mountains.

For maximum convenience, each property includes a garage space and a storage room.

With Energy Class A certification, these homes guarantee sustainability and significant energy savings.

As an exclusive added value, a complete furnishing and styling project by the prestigious firm Kave Home is included, allowing you to visualize and personalize your new home from the very start.

An excellent opportunity to own a modern, efficient home—ideal as a primary residence or a high-potential investment strategically positioned between nature and the Costa del Sol.

Estimated costs to be borne by the buyer: The purchase is subject to 10% VAT (IVA) and Stamp Duty (AJD) (Law 5/2021 on Assigned Taxes), at a rate of 1.2%. Notary public and Land Registry fees are regulated by official tariffs (RD 1426/1989 and RD 1427/1989, respectively). Estimated costs range between €500 and €2,000 for notary fees and between €250 and €1,500 for registration fees. Administrative agency (Gestoría) (if voluntarily contracted, fees are non-regulated): Estimated between €300 and €500. Municipal Capital Gains Tax (IIVTNU) is to be paid by the seller (Art. 104 TRLRHL).

Total estimated cost for the buyer is indicative and provided in accordance with Art. 20.1.c) of the TRLGDCU. The final amount will depend on the specific circumstances of the transaction and the buyer. Real estate brokerage fees are borne by the seller.

Amenities

Setting: Town, Country, Village, Mountain Pueblo, Close To Shops, Close To Town, Close To Schools

Condition: New Construction

Climate Control: Hot A/C, Cold A/C, Central Heating

Views: Sea Views, Mountain Views, Panoramic Views

Features: Covered Terrace, Lift, Near Transport, Private Terrace, Storage Room, Utility Room, Ensuite Bathroom, Wood Flooring, Disabled Access, Double Glazing, Restaurant On Site, Near Church, Fiber Optic

Kitchen: Fully Fitted Kitchen, Kitchen-Lounge

Security: Entry Phone

Parking: Underground Parking, Garage, Covered Parking, Communal Parking

Utilities: Electricity, Drinkable Water, Telephone, Gas, Photovoltaic solar panels

Category: New Development

Energy certificate

Consumption: A
Emissions: A

Contact

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