# Middle Floor Apartment in La Mairena

## €499,000

La Mairena, Málaga

Bedrooms: 3 | Bathrooms: 2 | Built: 148 m² | Terrace: 53 m²









## Overview

This elegant three-bedroom middle floor apartment, complete with secure garage parking for more than one vehicle, is situated in the highly sought-after area of La Mairena, Costa del Sol. Offering a harmonious blend of comfort, style, and convenience, the property boasts a generous built area of 148 m² complemented by a spacious 53 m² terrace, providing ample space for both indoor and outdoor living. Located within a peaceful setting close to golf courses, local towns, schools, and nature forests, residents benefit from a tranquil environment featuring a large communal pool perfect for relaxation and leisure.

The apartment is presented in excellent condition throughout and features a modern, fully fitted kitchen seamlessly connecting to the living spaces. Ideal for year-round comfort, the property is equipped with comprehensive climate

control, including pre-installed and hot air conditioning. The layout comprises three well-proportioned bedrooms with fitted wardrobes offering ample storage, including a master suite with an en-suite bathroom, alongside a secondary full bathroom.

A highlight of this apartment is its desirable East and South-East orientation, allowing for beautiful natural light to flood the private and covered terrace spaces. Designed with accessibility in mind, the building features lift access and full accommodation for people with reduced mobility. Additional practical perks include a dedicated utility room, a separate storage room, and electric blinds for enhanced security and privacy.

Ideally positioned to offer both tranquility and accessibility to nearby amenities, this property represents an outstanding opportunity for those seeking a refined home or a premium holiday retreat on the Costa del Sol.

## Amenities

Setting: Close To Golf, Close To Town, Close To Schools, Close To Forest

Orientation: East Facing, South East Orientation

Condition: Excellent Condition

Pool: Communal Pool

Climate Control: Air Conditioning, Pre Installed A/C, Hot A/C

Features: Covered Terrace, Lift, Fitted Wardrobes, Private Terrace, Storage Room, Utility Room, Ensuite Bathroom, Disabled Access

Kitchen: Fully Fitted Kitchen

Security: Electric Blinds

Parking: Garage, Covered Parking, Multiple Parking Spaces

Category: Resale

## Taxes & Fees

IBI: €626 per year
Rubbish: €260 per year

## Contact

**Purcell Properties**
Phone: +34 711 004 395
Email: info@purcellproperties.es
https://purcellproperties.es/property/R5417629_middle-floor-apartment-la-mairena/