# Ground Floor Apartment in Calahonda

## €247,000

Calahonda, Málaga

Bedrooms: 2 | Bathrooms: 1 | Built: 70 m² | Terrace: 19 m²









## Overview

South-facing apartment situated in the popular and well-established Calahonda Golf complex, right in the heart of Calahonda. The property offers 2 bedrooms, 1 bathroom and a spacious 19 m² terrace, providing a lovely outdoor space to enjoy the Mediterranean climate.

Option to purchase a private parking space and storage room of approximately 6-7 m² for 12.000 €.

Calahonda Golf is a gated and peaceful residential complex with three swimming pools and a well-run community. The complex enjoys a quiet setting away from traffic noise, while still being within easy walking distance of local amenities.

The location is particularly convenient:
Bars, restaurants and minimarkets: approximately 10 minutes' walk
Beach: approximately 20 minutes' walk
Oxygen Fitness Centre: approximately 10 minutes' walk
Club del Sol tennis club: approximately 2 minutes' walk

Although the property does not currently have a tourist rental licence, tourist rentals are permitted within the complex, making this an interesting option for investors looking for a property with potential rental income.

The apartment is in need of a complete renovation, offering an excellent opportunity to create a home tailored to your own taste and style.

Easy viewings – keys in office.

## Amenities

Setting: Frontline Golf, Urbanisation
Orientation: South Facing
Condition: Fair Condition, Renovation Required
Pool: Communal Pool
Climate Control: Air Conditioning, Fireplace
Views: Golf Views, Garden Views
Features: Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, Marble Flooring, Fiber Optic
Furniture: Fully Furnished
Kitchen: Partially Fitted Kitchen
Garden: Communal Garden
Security: Gated Complex
Parking: Communal Parking
Utilities: Electricity, Drinkable Water
Category: Golf, Holiday Homes, Resale

## Taxes & Fees

IBI: €262 per year
Rubbish: €77 per year

## Contact

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