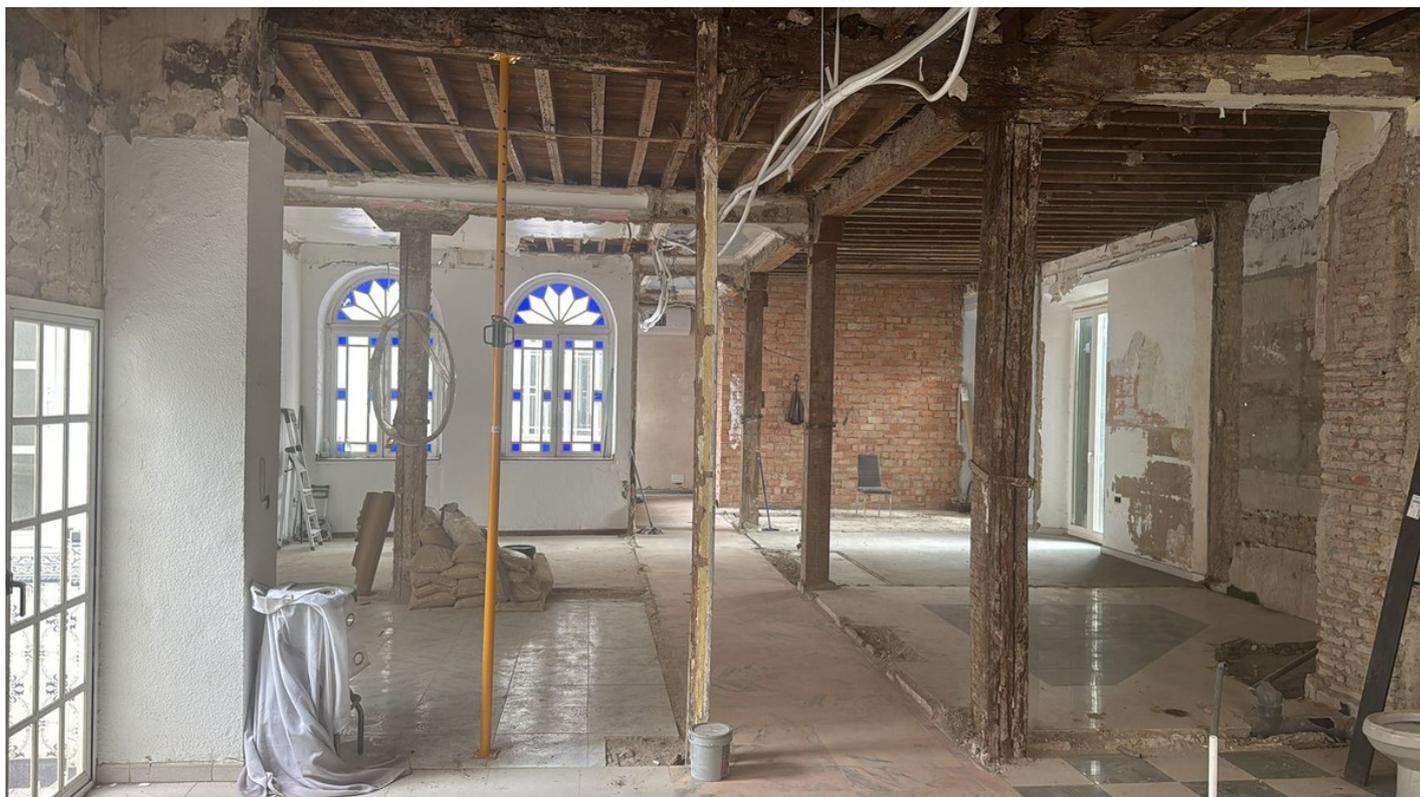


Apartment in Málaga Centro

Reference: R5189428



Bedrooms: 4  
Status: Sale

Bathrooms: 4  
Property Type: Apartment

M<sup>2</sup> Build size: 225  
Parking places: by request

Price: 1,250,000 €  
M<sup>2</sup> Plot Size:





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**Overview: EXCLUSIVE INVESTMENT OPPORTUNITY IN MÁLAGA'S HISTORIC CENTER – PROJECT FOR 4 APARTMENTS WITH LICENSES** A 225 m<sup>2</sup> property is for sale in the heart of Málaga's historic center, with an approved project and valid licenses to divide it into 4 independent apartments. Currently, one unit is fully completed and furnished, while the other three are in a shell state, allowing the new owner to begin renting immediately and customize the remaining units as desired.

**PROPERTY FEATURES** Total built area: 225 m<sup>2</sup> Current layout: 1 finished and fully equipped apartment 3 structurally prepared units in shell condition Licenses and permits: Approved building and division permits Permanent tourist license for the entire building Approximate size per apartment: 40–45 m<sup>2</sup> (One can be used as an office)

**FEATURES OF THE SHOW APARTMENT** High-quality finishes, indirect lighting, designer furniture Open-plan American kitchen, spacious living room, large walk-in closet Electric blinds, air conditioning, and heating **UNBEATABLE LOCATION IN CENTRAL MÁLAGA** Located just steps away from all essential services: Pharmacies, markets, restaurants, and major chains like McDonald's and Burger King Tourist attractions such as the Alcazaba, the promenade, and Calle Larios The building also features an elevator. **EXCELLENT INCOME POTENTIAL** Perfect for short-term rentals. The building has the potential to generate up to €10,000 per month when all four units are rented out. **STORAGE ROOM AND GARAGE INCLUDED** The price includes a parking space and storage unit Without these, the price can be adjusted to €1,400,000 ????

Don't miss this unique opportunity in Málaga's city center. Ideal for investors, business owners, or large families.

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Features:

None, Air conditioning, Heating, Lift, Parking, Investment, Resale