+34 604 489 646

info@luxury-realty.com

Apartment in Málaga

Reference: R5396626

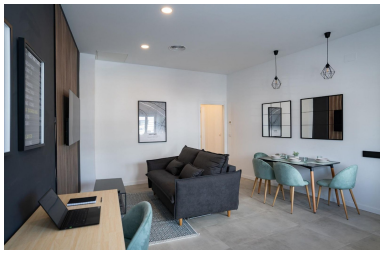


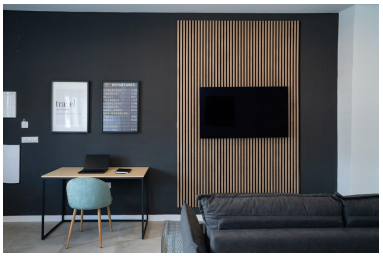
Bedrooms: 1	Bathrooms: 1	M² Build size: 60	Price: 215,000 €
Status: Sale	Property Type: Apartment	Parking places: by request	M² Plot Size:













Overview:

Luxury Realty proudly presents a rare and captivating investment opportunity situated in the highly sought-after Finca el Pato area of Málaga, a jewel in the crown of Southern Spain. This stunning one-bedroom apartment, meticulously designed and presented, offers an unparalleled blend of sophisticated urban living and lucrative financial potential, poised perfectly within one of Europe's most desirable destinations. From its sun-drenched interiors to its strategic location, this property embodies the essence of an intelligent acquisition for the discerning buyer.

What sets this property apart is its remarkable transformation and impeccable pedigree. Originally a commercial premises, it has undergone a complete, comprehensive, and fully legal conversion into a residential dwelling. Every step of this intricate process, from the initial architectural plans to the final certificate of occupancy, has been meticulously executed and officially approved, ensuring full compliance with all local regulations. This crucial detail provides prospective owners with absolute peace of mind, eliminating the complexities and uncertainties often associated with property conversions. The result is a unique residential space that boasts characteristics often found in commercial properties, such as robust construction and potentially higher ceilings, now re-imagined for luxurious living.

The apartment itself has been subjected to an extensive, high-calibre renovation completed less than a year ago. This was not merely a cosmetic update, but a thorough overhaul encompassing all major systems and finishes. Prospective owners will benefit from brand-new electrical wiring, modern plumbing, state-of-the-art climate control, and energy-efficient double-glazed windows, all contributing to a comfortable and sustainable living environment. The interior design showcases a contemporary aesthetic, featuring premium materials, sleek fixtures, and a neutral palette that creates an inviting and elegant ambiance. From the integrated, high-end kitchen appliances to the luxurious bathroom fittings, every detail has been carefully curated to offer a seamless blend of style, functionality, and durability. This means the apartment is genuinely ready to move into immediately, demanding absolutely no additional investment or renovation efforts from the new owner.

One of the most desirable features of this exceptional property is its prime south-facing orientation. This ensures a magnificent cascade of natural light floods the apartment throughout the entire day, creating a bright, airy, and exceptionally warm atmosphere. The abundant sunshine not only enhances the sense of space and well-being but also contributes to energy efficiency, potentially reducing heating costs during the cooler months. Imagine waking up to the gentle embrace of the Mediterranean sun, or enjoying an afternoon bathed in golden light – a true luxury in urban living. Furthermore, the property boasts the significant advantage of an independent private entrance. This feature elevates the sense of exclusivity and privacy, offering a discreet and personal point of access that is rarely found in apartment living. It provides enhanced security and a quiet retreat from the bustling city, setting it apart from properties with shared communal areas.

The location in Finca el Pato, Málaga, is itself a major draw. Málaga, the vibrant capital of the Costa del Sol, is globally renowned for its superb climate, stunning beaches, rich history, and burgeoning cultural scene. Finca el Pato is a well-established and highly regarded area within the city, offering excellent connectivity to Málaga's international airport, the high-speed AVE train station, and major road networks. Residents can enjoy proximity to a plethora of amenities, including world-class dining, boutique shopping, picturesque parks, and the city's iconic landmarks such as the Alcazaba, the Málaga Cathedral, and the famous Picasso Museum. The area strikes a perfect balance between tranquility and urban convenience, making it ideal for both permanent residency and holiday escapes.

For the astute investor, this apartment presents a truly golden opportunity. It includes a valid tourist rental license, a highly coveted asset in Málaga, given the city's immense popularity as a year-round tourist destination. Securing such a license is becoming increasingly challenging, making its inclusion with this property an invaluable advantage. This license empowers the new owner to immediately leverage the apartment's prime location and superior finish to generate substantial passive income through short-term holiday rentals. Málaga consistently ranks among the top European cities for tourism, boasting high occupancy rates and attractive rental yields. The turn-key nature of the property, combined with its full furnishing, means it is perfectly positioned to attract discerning guests from day one, offering an immediate return on investment without any preparatory work. The curated collection of modern and functional furniture, selected for both aesthetic appeal and durability, enhances its marketability, ensuring it stands out in a competitive rental landscape.

This magnificent apartment is being sold fully furnished, featuring a carefully selected array of contemporary and functional furniture pieces that complement the sophisticated renovation. This means that the new owner is spared the time, effort, and considerable expense of furnishing the property from scratch. Every item, from the comfortable living room set to the elegant bedroom suite and practical kitchen essentials, has been thoughtfully chosen to maximize comfort, style, and utility. It represents a truly 'turn-key' acquisition, allowing for immediate occupancy as a personal residence or swift commencement of rental operations, thereby accelerating the path to passive income generation. The quality and style of the furnishings further elevate the property's appeal, appealing to a clientele that appreciates ready-to-enjoy luxury.

Don't miss this unparalleled opportunity to acquire a meticulously renovated, legally converted, and fully furnished apartment in a prime Málaga location. Whether you are searching for an exquisite personal residence to enjoy the unparalleled lifestyle of Southern Spain or a strategic, income-generating asset with a proven pathway to profitability, this property offers it all. Its unique features, combined with the desirability of its location and the security of its legal status, make it an exceptional offering in today's luxury real estate market. Contact Luxury Realty today to arrange a private viewing and secure your slice of Málaga paradise before this extraordinary opportunity is gone.

Features:

Pool, Air conditioning, Investment, Resale