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Luxury Realty
real estate

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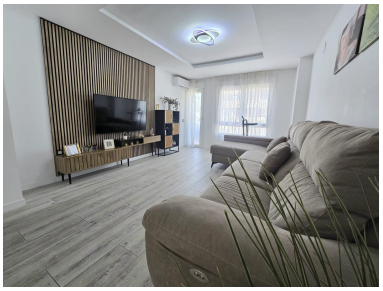
Apartment in Málaga

Reference: R5438422



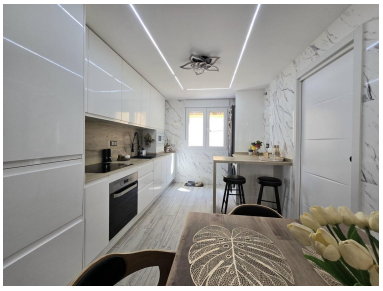
Bedrooms: 4	Bathrooms: 2	M² Build size: 150	Price: 596,000 €
Status: Sale	Property Type: Apartment	Parking places: by request	M² Plot Size:













Overview:

Welcome to an unparalleled opportunity presented by Luxury Realty: an exceptional property nestled in Finca El Pato, one of Málaga's most coveted and thriving residential enclaves. This magnificent residence masterfully blends expansive living spaces, an abundance of natural light, and a truly superior location to create the quintessential home, whether you envision it as a permanent sanctuary or a shrewd investment. Situated just moments from the glistening Mediterranean Sea and encompassed by an exhaustive array of essential services, this property epitomizes modern comfort, sophisticated functionality, and unmatched convenience in the vibrant heart of southern Spain.

Finca El Pato, part of Málaga's dynamic Carretera de Cádiz district, offers a lifestyle defined by ease and accessibility. Málaga itself, a gem on the Costa del Sol, is renowned for its sublime climate, rich history, burgeoning cultural scene, and a gastronomy that delights every palate. This property places you at the nexus of all these attractions, embodying the very best of Andalusian living fused with contemporary urban amenities.

The Refined Residence

Spanning an impressive 90 m² of built area, with a generous 86 m² of usable space, this apartment has been thoughtfully designed to maximize both comfort and style. It features four generously proportioned bedrooms, each offering a private retreat for relaxation and personal space. Complementing these are two elegantly appointed bathrooms, fully equipped with contemporary fixtures and finishes, ensuring convenience and luxury for residents and guests alike. The layout is meticulously crafted to foster an open and airy ambiance, inviting natural light to permeate every corner of the home.

A true highlight of this residence is its delightful 6 m² private terrace. With a desirable northeast orientation, this outdoor haven provides abundant natural light throughout the day and ensures excellent ventilation, creating a refreshing atmosphere year-round. From this elevated vantage point, residents can savour partial sea views, offering a picturesque backdrop for morning coffees, al fresco dining, or simply unwinding while enjoying the gentle sea breeze. This outdoor extension serves as a tranquil escape from the urban bustle, enhancing the property's appeal and livability.

Premium Finishes and Exceptional Comfort

The commitment to quality is evident in every detail of this property's superior finishes. The entire residence boasts elegant porcelain flooring, providing a seamless and sophisticated aesthetic that is both durable and easy to maintain. The windows are a testament to modern engineering, featuring high-performance PVC tilt-and-turn windows alongside sleek aluminium windows, ensuring optimal thermal and acoustic insulation. Interior doors are finished in a chic lacquered style, adding a touch of understated luxury. For year-round comfort, the apartment is equipped with an efficient air conditioning system. Furthermore, for those seeking a turnkey solution, there is the appealing option to purchase the property complete with exquisite furniture, subject to the buyer's individual preferences, allowing for an effortless transition into this magnificent home.

Exclusive Inclusions and Building Amenities

This exceptional offering from Luxury Realty extends beyond the confines of the apartment itself. The purchase price thoughtfully includes a private parking space, a highly valued asset in any urban setting, providing secure and convenient vehicle storage. Additionally, a dedicated storage room is included, offering valuable extra space for personal belongings and ensuring a clutter-free living environment. The building itself is designed with modern living in mind, featuring a state-of-the-art lift for effortless access to all floors. Moreover, it boasts step-free access, ensuring maximum comfort and accessibility for individuals with reduced mobility, reflecting a commitment to inclusive design and convenience for all residents.

Unrivalled Location in Málaga: Southern Spain's Jewel

One of this property's most compelling attributes is its truly outstanding location. Finca El Pato, nestled within Málaga’s vibrant Carretera de Cádiz district, places you at the epicentre of convenience and leisure. You are just minutes away from the golden sands of Playa de la Misericordia, the scenic Antonio Banderas Seafront Promenade, and the lush greenery of Parque del Oeste. The area is a self-contained hub, offering an extensive array of amenities including a wide selection of supermarkets for daily needs, popular shopping centres for retail therapy, reputable schools, advanced medical centres, leading hospitals, and an enticing variety of restaurants and cafés catering to every culinary desire. All kinds of local amenities are within easy reach, fostering a comfortable and dynamic lifestyle.

Málaga, often hailed as the "Capital of the Costa del Sol," is not just a holiday destination but a thriving metropolis and a burgeoning tech hub in Southern Spain. Its unique blend of historical charm, modern infrastructure, and a vibrant cultural scene makes it an incredibly attractive place to live and invest. From the iconic Picasso Museum and the ancient Alcazaba fortress to its bustling port and sophisticated urban parks, Málaga offers an unparalleled quality of life, further enhancing the appeal of this Finca El Pato residence.

Seamless Connectivity and Investment Acumen

The property benefits from exceptional transport connections, ensuring effortless travel within Málaga and beyond. Residents enjoy easy access to the efficient Málaga Metro system and numerous bus routes, facilitating urban commutes. For wider travel, the MA-20 and A-7 motorways are conveniently accessible, connecting you to the entire Costa del Sol. Málaga International Airport is just a short drive away, perfect for international travel. The historic city centre, with its cultural treasures and lively atmosphere, is easily reachable, as are other charming towns and attractions along the magnificent Costa del Sol. This strategic connectivity underscores the property’s desirability and practicality.

For discerning investors, this home represents an outstanding opportunity. The strong and consistent demand for properties in this sought-after area of Málaga positions it as a robust asset with excellent potential for capital appreciation. The city’s dynamic growth, coupled with its status as a top tourist destination and a growing business hub, ensures a strong demand for both long-term residency and lucrative rental purposes. This makes the property an intelligent choice for those looking to expand their portfolio in a stable and high-growth market.

Don't let this extraordinary opportunity to own a piece of Málaga's finest real estate slip away. Contact Luxury Realty today to arrange a private viewing and experience the allure of Finca El Pato for yourself.

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Features:

None, Lift, None, Parking