



# Middle Floor Apartment for sale in Fuengirola, Fuengirola

**245.000 €**Referenz: R5183197   Schlafzimmer: 2   Badezimmer: 1   Garten: 68m<sup>2</sup>   Terrasse: 3m<sup>2</sup>



## Costa del Sol, Fuengirola

Apartment with high tourist potential in the heart of Fuengirola

### KEY INVESTMENT!

This exceptionally renovated two-bedroom property is located in the dynamic centre of Fuengirola. This flat is ideal for both immediate investment returns or a combination of personal use and tourist rentals.

#### Apartment details (functional and bright)

- **Amenities:** Enjoy two spacious bedrooms and a modern bathroom, as well as air conditioning and an equipped kitchen.
- **Layout and condition:** The flat is located on the third floor (without elevator), offering a functional and cosy home.
- **Light and views:** It radiates an abundance of natural light throughout. From its pleasant terrace/balcony, you can enjoy breakfast with a beautiful view of the jacaranda trees in bloom, on a quiet residential street with no direct neighbours opposite.

#### Smart investment (Turnkey)

- **Ready to rent:** Sold fully furnished with exquisite taste, including new appliances and boiler, ensuring a hassle-free move-in or rental start.
- **Double benefit:** The property has an active tourist apartment licence (VFT). This allows you to generate short-term rental income from day one, making it a fantastic investment opportunity with excellent rental potential.

#### Prime location (Everything within walking distance)

- **Central Location:** The property is ideally situated, providing outstanding convenience with only a 10-minute walk to the train station (offering direct connections to Malaga airport) and just 15 minutes from both the beaches and the city centre.
- **Services:** You will be surrounded by a lively atmosphere, with numerous bars, restaurants, supermarkets (Carrefour, El Corte Inglés, Mercadona, etc.) and the ELOLA sports complex (with indoor swimming pool) just a stone throw away.

Act now! Immerse yourself in the local culture and enjoy proximity to the sea, with a smart investment and immediate return.

Call us and we will plan your visit today.

#### Basic features

- 68 m<sup>2</sup> built
- 2 spacious bedrooms
- 1 bathroom
- Equipped kitchen
- 1 balcony/terrace
- Second hand/very good condition
- Year of construction 1978
- Tourist licence
- Air conditioning
- Energy certificate: E



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## Eigenschaften:

<b>Merkmale</b>	<b>Orientierung</b>	<b>Klimakontrolle</b>
Private Terrasse	Ost	Klimaanlage
Glasfaser	West	
<b>Ansichten</b>	<b>Einstellung</b>	<b>Zustand</b>
Urban	In der Nähe des Meeres	Exzellent
Straße	In der Nähe von Geschäften	
	Stadt	
<b>Möbel</b>	<b>Küche</b>	<b>Sicherheit</b>
Voll eingerichtet	Voll ausgestattet	Gated Complex
<b>Versorgungsunternehmen</b>	<b>Kategorie</b>	
Strom	Ferienhäuser	
Trinkbares Wasser		