



# Middle Floor Apartment for sale in Fuengirola, Fuengirola

325,000 €

Reference: R5346286 Bedrooms: 2 Bathrooms: 1 Build Size: 86m<sup>2</sup> Terrace: 3m<sup>2</sup>





## Costa del Sol, Fuengirola

Experience the privilege of enjoying the sea and tranquility without sacrificing comfort.

For sale: a cozy 84 m<sup>2</sup> apartment in the sought-after Torreblanca area of Fuengirola, located in a private, gated community with gardens, a communal pool, and parking for residents.

The well-maintained property offers a comfortable and functional layout:

- ☑ Spacious and bright living room with access to a pleasant terrace overlooking the gardens and pool
- ☑ Separate kitchen
- ☑ Two bedrooms with built-in wardrobes
- ☑ Full bathroom

The terrace is perfect for enjoying breakfast in the sun, relaxing afternoons with a book, or al fresco dining in the pleasant Costa del Sol climate.

Strategic location:

Just 800 meters (10-minute walk) from the fantastic Torreblanca Beach

Next to the commuter train station

Bus stops nearby

Excellent connections to the city center and airport

An ideal property as a primary residence, second home, or investment.

If you're looking for light, tranquility, a pool, and the beach just a short walk away... this could be your opportunity.

For more information or to schedule a viewing, please don't hesitate to contact us.

The price shown does not include taxes or fees. A 7% Property Transfer Tax (ITP) will be applied, in addition to notary fees (approx. 0.3%–0.5%) and Land Registry fees (approx. 0.1%–0.3%) on the sale price. The amounts indicated are for informational purposes only and may vary depending on the specific case.

For this property, the approximate expenses will be:

ITP: €22,750

Notary fees: Between €975 (0.3%) and €1,625 (0.5%)

Land Registry fees: Between €325 (0.1%) and €975 (0.3%)

The purchase of this property does not involve real estate brokerage fees for the buyer.

The property is sold partially furnished.



## Features:

### Features

Lift  
Near Transport  
Private Terrace

### Views

Mountain  
Garden  
Pool

### Pool

Communal  
Children`s Pool

### Garden

Communal

### Category

Holiday Homes  
Investment

### Orientation

East

### Setting

Beachside  
Urbanisation  
Close To Sea  
Close To Town

### Furniture

Part Furnished

### Security

Gated Complex

### Energy Rating

E

### Climate Control

Air Conditioning

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Communal

### CO2 Emission Rating

E