



R5132461

📍 Málaga Centro

REF# R5132461 480.000 €

BEDS

4

BATHS

2

BUILT

152 m²

This spacious and welcoming 152m² apartment, located just 5 minutes walking distance from the sea, 20 minutes from Málaga Airport, and 15 minutes from the María Zambrano high-speed train station, is situated in one of the most desirable areas in East Málaga.

Just steps away from well-known schools such as Colegio San Estanislao de Kostka, IES El Palo, and Safa-ICET, as well as supermarkets, restaurants, beach bars, local shops, and with excellent public transport connections, this property offers outstanding quality of life in an unbeatable location.

Property Description:

This 152m² apartment is distributed as follows:

- Upon entering through the foyer, you arrive at a spacious living and dining area with large windows, facing south, allowing sunlight to fill the space all day long and offering open views of the sea and the city.
- It features 4 generously sized bedrooms, two bathrooms, an independent kitchen with a laundry area, and a glazed terrace that enhances the living space, ideal for relaxing or working from home.

+34 951 123 083 | +44 (0)330 179 8687 | [info@idiliqestates.com](mailto:info@idiliqestates.com) Local 28, Edificio D, Centro de Negocios Puerta de Banús, N-340, Km 175, 29660 Nueva Andalucía

- A functional layout with great renovation potential, adaptable to the lifestyle of the new owner.
- The property also includes a private garage space in the same building, a highly valuable asset in this area.

The renovation images are for illustrative purposes only, showcasing a proposed redesign in a modern Andalusian style. If desired, we can assist the buyer with the entire renovation process — from design and permits to execution.

#### Key Features:

- Less than 5 minutes' walk from El Palo Beach
- Private garage space included (with gated access)
- Open views of the sea and the city from an upper floor
- 152?m<sup>2</sup> of built area with an excellent distribution
- Plenty of natural light thanks to its south-facing orientation
- Glazed terrace, perfect for relaxing or remote work
- Professional renovation project included, with customization options

#### Location: El Palo

Living in El Palo means experiencing one of the most authentic and soulful neighborhoods in Málaga. With its fishing village origins, it has become a highly sought-after residential area thanks to its family-friendly atmosphere, peaceful beaches, a vibrant seafront promenade, and a complete local offering: traditional beach bars like El Tintero, local markets, bakeries, greengrocers, charming cafés, sports centers, and all kinds of shops.

Educationally, it is very close to some of the area's most reputable schools, such as Colegio San Estanislao de Kostka, IES El Palo, Colegio Safa-ICET, and Colegio Nuestra Señora de las Mercedes.

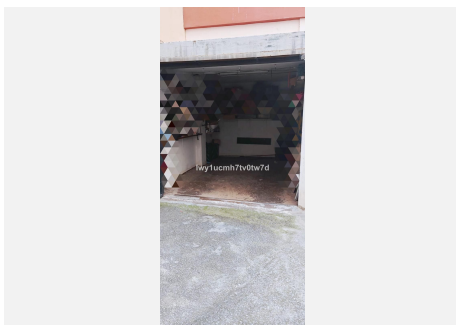
All of this, just 15 minutes from Málaga's historic city center and Calle Larios, and 20 minutes from the airport or AVE train station, makes El Palo one of the most promising areas in the city in terms of growth and property value appreciation.

We can communicate with you in English, Spanish, Slovak, Czech, Russian and Polish.



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## ESTATES





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