



## MIDDLE FLOOR APARTMENT 3 BEDROOMS 2 BATHROOMS IN MÁLAGA CENTRO

 Málaga Centro

REF# R5295736    320.000 €

BEDS

3

BATHS

2

BUILT

73 m<sup>2</sup>

We are pleased to present this magnificent property in Málaga!

Apartment for sale located on Calle Martínez de la Rosa, in one of the most sought-after areas of the city. It has a built area of 73 m<sup>2</sup> and enjoys a privileged location, just a few minutes from the city centre, surrounded by shops, services and public transport stops.

This is a very bright home, with a comfortable and functional layout. Upon entering, there is an entrance hall leading to a hallway, which gives access to a spacious living-dining room with an integrated kitchen, an open and versatile space ideal for everyday living.

The property features three well-proportioned bedrooms, all with exterior windows, two full bathrooms, and a terrace, perfect for enjoying the outdoors and bringing even more natural light into the home.

The apartment is located in a building with a lift, on a corner of Calle Eugenio Gross and Calle Castellanos, providing excellent ventilation and natural light.

Fully renovated with top-quality finishes, ready to move into.

Ideal both as a main residence and as an investment, thanks to the high demand in the area.

In accordance with Decree 218/2005 of 11 October, which approves the Consumer Information Regulations for the sale and rental of properties in Andalusia, clients are informed that notary, land registry, I.T.P. (Property Transfer Tax) and any other expenses inherent to the purchase or rental are not included in the price.

Agency fees are included in the price.

The information provided, including areas, prices, conditions and availability of the property, is for informative purposes only and does not constitute a binding contractual offer. It may be subject to changes without prior notice, and the availability of the property must be confirmed at the time of enquiry.

Energy certificate in process.



