



MIDDLE FLOOR APARTMENT 3 BEDROOMS 2 BATHROOMS IN GUADALMINA BAJA

 Guadalmina Baja

REF# R5484490 745.000 €

BEDS

3

BATHS

2

BUILT

158 m²

TERRACE

30 m²

SPACIOUS APARTMENT WITHIN WALKING DISTANCE OF GOLF AND BEACH – ALHAMBRA DEL GOLF, GUADALMINA BAJA

Spacious ****2-bedroom, 2-bathroom apartment**** located in ****Guadalmina Baja****, within the sought-after ****Alhambra del Golf**** development, ideally situated within walking distance of both the golf course and the beach.

The property stands out for its ****generous proportions and excellent potential for reconfiguration****. It currently comprises two bedrooms and two bathrooms, but the existing layout offers the possibility of creating a ****third bedroom****, subject to the necessary works and approvals. This makes the property particularly suitable for a family or as an investment opportunity.

The **living-dining room** measures approximately 35 m², providing a very spacious and comfortable living area. The **separate kitchen**, measuring approximately 18 m², is also generously sized and could potentially be opened up to the living-dining area, creating a large open-plan space of approximately **53 m²**.

The property also features a **wood-burning fireplace**, adding warmth and character to the living area.

The apartment is located on the **first floor** and is currently accessed via **stairs**. The building **already has a lift**, which was initially financed by the penthouse owner. In order for the owners of the other apartments to use the lift, they must **pay their corresponding share of the installation cost**.

A Prime Location

One of the property's main advantages is its location. From **Alhambra del Golf**, both the golf course and the beach can be reached on foot, allowing residents to enjoy the surrounding area without needing to rely on a car.

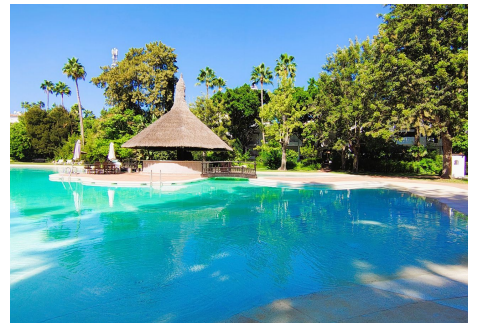
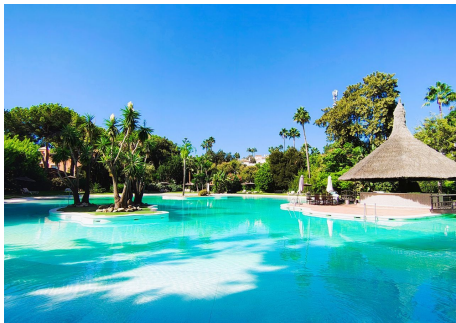
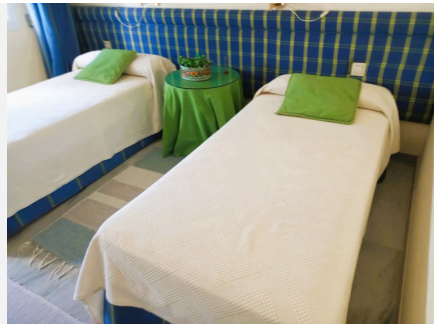
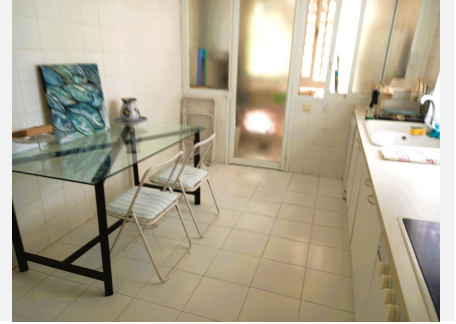
A property offering **generous living space** and excellent potential for renovation and reconfiguration, making it ideal both as a permanent residence and as a second home in one of the most peaceful areas of Guadalmina Baja.

Key Features

- * 2 bedrooms
- * 2 bathrooms
- * Potential to create a third bedroom
- * Living-dining room of approximately 35 m²
- * Separate kitchen of approximately 18 m²
- * Possibility of opening the kitchen onto the living area
- * Wood-burning fireplace
- * First-floor apartment
- * Lift already installed
- * Lift use available subject to payment of the corresponding share of the installation cost
- * Within walking distance of the golf course
- * Within walking distance of the beach
- * Guadalmina Baja – Alhambra del Golf

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