

## Apartment for sale in Malagueta, Málaga Ciudad

3 Bedrooms | 2 Bathrooms | 169 m<sup>2</sup> Interior | 19 m<sup>2</sup> Terraces  
€ 800 Rubish tax | € 1,320 Community fees



### Property Description

Imagine waking up every day in this spectacular 169 m<sup>2</sup> apartment in the heart of La Malagueta, where the sea breeze and the warmth of the Mediterranean sun fill every corner of your home. This bright refuge, located on a first floor with the height of a third, envelops you in a sense of well-being from the moment you step through the door. The southeast orientation bathes its spacious, well-distributed spaces with natural light, creating the perfect place to live unforgettable moments.

The 30 m<sup>2</sup> living-dining room is the heart of the home, a space to create memories, share laughter, and enjoy the tranquility of family life. Each of the three bedrooms invites relaxation, with built-in wardrobes, overhead storage, and integrated terraces that add a special touch of intimacy and comfort. The master bedroom, with its walk-in closet and elegant design, becomes your personal haven of serenity and style.

The kitchen, lovingly renovated just five years ago, is a dream come true for any cooking enthusiast. With its 16 m<sup>2</sup> and practical dining area, it's the perfect place to experiment with new recipes while enjoying the company of loved ones. For added convenience, the separate laundry room makes daily tasks easier, showing that every detail of this home has been designed with your comfort in mind.

The bathrooms, modern and recently renovated, combine design and functionality. The main bathroom, with its shower, is a place to unwind and relax at the end of the day. The main terrace, currently enclosed and used as a sunroom, offers the possibility to transform it into an open space where you can enjoy the outdoors, the Malaga sun, and unique moments with friends or family.

Living here means not only enjoying an exceptional home but also an unbeatable location. Just steps away, you have the beach waiting across the street, the iconic Muelle Uno behind you, and the center of Malaga just a 10-minute walk away. Shops, restaurants, schools, and leisure areas complete a vibrant setting where everything you need is within reach. The building, with a doorman, security cameras, and a shared children's play area, adds a touch of peace and safety for you and your family.

But that's not all—this property also opens a world of possibilities. Thanks to its two entrances, you can adapt it to your life as you see fit: divide it into two units, generate rental income, or simply enjoy the full space as one. The choice is yours!

This apartment is not just a house; it's the beginning of a new chapter filled with experiences, comfort, and opportunities. It's the perfect blend of the serenity of the sea and the vitality of the city. Are you ready to start this new adventure in one of Malaga's most exclusive locations? Don't miss this opportunity—the home of your dreams is waiting for you!

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