

MÁLAGA CENTRO

360,000 €

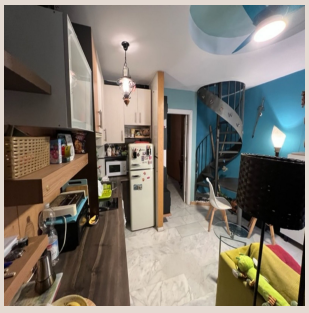
REFERENCE R5021074

Exclusive Duplex with Tourist License: A Prestigious Investment in Málaga Centro

2	2	80 m²
BEDROOMS	BATHROOMS	BUILT













Description

Luxury Realty proudly presents an unparalleled opportunity to acquire a distinguished property in the very epicentre of Málaga, the vibrant capital of Southern Spain. This magnificent duplex, nestled in the highly sought-after Málaga Centro, is more than just a home; it's a gateway to an exceptional lifestyle and a strategic investment within one of Europe's most dynamic cities. Poised just 50 meters from the illustrious Carreterías Street, this residence offers immediate access to the pulsating heart of urban life, blending historical charm with contemporary convenience.

Málaga Centro is a tapestry woven with centuries of history, rich culture, and an undeniable Mediterranean spirit. Imagine strolling through ancient streets, discovering hidden plazas, and indulging in world-class gastronomy just steps from your door. The area boasts an eclectic mix of high-end boutiques, traditional markets, renowned art galleries such as the Picasso Museum, and the majestic Málaga Cathedral, all contributing to an atmosphere of refined sophistication. This prime location is not merely convenient; it's a statement of discerning taste, placing you at the forefront of Málaga's thriving cultural and social scene.

Carreterías Street, a quintessential Málaga artery, serves as a central vein connecting historical landmarks to bustling commercial zones. Its proximity ensures that every amenity, from gourmet dining to essential services, is within effortless reach. The strategic position allows residents and guests to fully immerse themselves in the city’s vibrant rhythm, whether it’s enjoying an evening at the Cervantes Theatre, a leisurely walk to the Port of Málaga, or simply savouring the local ambience of its charming cafes and tapas bars. This walkable neighbourhood epitomizes the quintessential Andalusian urban experience.

Living in Málaga Centro means embracing a lifestyle where convenience meets luxury. It offers the unique advantage of residing amidst historical grandeur while enjoying all the modern comforts and connections expected by a global clientele. This central location ensures not only ease of access to public transport and major routes but also places you at the epicentre of a city consistently ranked for its quality of life, cultural offerings, and economic vitality, making it an increasingly attractive destination for both residents and international visitors.

Step inside this exquisitely designed duplex, a sanctuary spanning a built area of 80 m² with a highly efficient usable area of 76 m². Every square meter has been thoughtfully utilized to create a space that radiates comfort, elegance, and functionality. The residence features two generously proportioned bedrooms, each meticulously crafted to offer a private retreat. What truly sets this property apart is the inclusion of two sumptuous en-suite bathrooms, ensuring unparalleled privacy and convenience for both residents and guests, a highly sought-after amenity in the luxury rental market.

The bedrooms are designed as personal havens, offering ample space for relaxation and rejuvenation after a day exploring Málaga. With their private en-suite facilities, these rooms elevate the standard of living, providing a spa-like experience within the comfort of your own home. The tasteful finishes and thoughtful layout underscore a commitment to quality and provide a canvas for personalized decor, making each room a testament to modern luxury and comfort.

The heart of this sophisticated duplex is its fully equipped kitchen, a testament to modern living. Designed for both culinary enthusiasts and practical convenience, it features contemporary appliances and ample counter space, ready for immediate use. The seamless integration of the kitchen with the living areas promotes an open and airy ambiance, perfect for entertaining or enjoying quiet moments. The thoughtful design ensures that every aspect of daily life, from preparing a gourmet meal to relaxing in comfort, is effortlessly catered for.

Comfort is paramount in this distinguished property. The duplex is housed within a contemporary building that prioritizes accessibility, featuring a modern elevator and adaptations for people with reduced mobility, ensuring ease of access for everyone. Furthermore, the residence boasts a state-of-the-art climate control system, with both air conditioning and electric heating via a hot/cold pump, guaranteeing a perfectly temperate environment throughout the year, regardless of the season. This advanced system enhances the living experience, providing ultimate comfort and energy efficiency.

Beyond its inherent charm and prime location, this duplex offers an extraordinary investment proposition, underscored by its coveted tourist license. In a city like Málaga, which continues to break tourism records year after year, a property with a valid tourist license is a golden asset. It provides the immediate and unparalleled advantage of a turn-key rental operation, allowing you to capitalize on Málaga’s booming tourism sector and generate substantial rental income from day one. This feature significantly enhances its appeal to international investors seeking robust returns.

Málaga’s property market is renowned for its resilience and consistent growth, making it a secure and lucrative environment for real estate investment. The city’s vibrant cultural calendar, glorious Mediterranean climate, and excellent connectivity have firmly established it as a premier European destination. This sustained demand for high-quality short-term accommodations ensures that a property such as this, complete with its tourist license, will consistently attract a high volume of discerning visitors, promising a strong and reliable return on investment.

Investing in this property through Luxury Realty signifies more than just acquiring real estate; it's securing a piece of Málaga’s flourishing future. With its strategic location, luxurious features, and invaluable tourist license, this duplex stands out as an exceptional opportunity for capital appreciation and portfolio diversification. It represents a smart, forward-thinking acquisition for those who recognize the long-term value in one of Southern Spain’s most dynamic and desirable cities.

Prospective buyers are assured that this property adheres strictly to the regulations set forth by the Andalusian Regional Government Decree 218/2005, providing full transparency and legal compliance. Luxury Realty is dedicated to facilitating a seamless and secure transaction, offering expert guidance every step of the way to ensure your investment is both sound and rewarding.

Do not let this singular opportunity pass by. We invite discerning investors and those seeking an exquisite urban retreat to experience the allure of this magnificent duplex. Contact Luxury Realty today to arrange a private viewing and discover how this exceptional property can fulfil your aspirations for luxury living and intelligent investment in Málaga Centro.

Please note that notary fees, registry fees, property transfer tax (ITP), and other associated legal and administrative costs are not included in the advertised price.

Details

Reference	R5021074	Property Type	Penthouse
Status	Sale	Price	360,000 €
Bedrooms	2	Bathrooms	2
Build size	80 m²	Plot Size	–
Terrace	–	Parking places	by request

Features

Air conditioning, Heating, Lift, Holiday Home, Investment