

HIGUERON

1,295,000 €

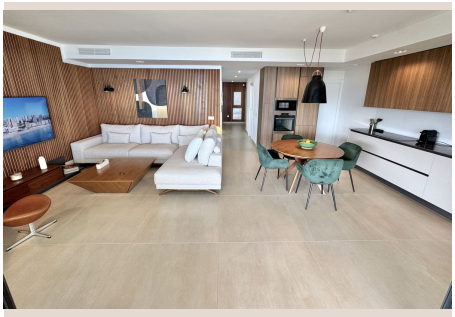
REFERENCE R5221312

Exclusive Duplex Penthouse in El Higueron: A Southern Spain Masterpiece by Luxury Realty

3	2	185 m²
BEDROOMS	BATHROOMS	BUILT













Description

Luxury Realty proudly presents an unparalleled opportunity to acquire a truly exceptional corner duplex penthouse, now available at a massively reduced price of €260,000 for a swift sale. Nestled within the prestigious El Higueron Resort, this stunning three-bedroom residence epitomizes luxury coastal living on the sun-drenched shores of Benalmádena Costa, Southern Spain. Boasting breathtaking south-west facing Mediterranean sea views and an enviable location just 100 meters from the beach, shops, and acclaimed restaurants, this property offers a lifestyle of unparalleled convenience and sophistication.

The Epitome of Modern Living: Your Private Penthouse Haven

Spanning 119 m² of meticulously designed interior space, this penthouse is a testament to modern elegance. It features three spacious double bedrooms, each adorned with built-in wardrobes that provide ample storage. The two luxurious shower-rooms are finished to the highest standards, offering a serene escape. The heart of this home is its lovely modern open-plan living area, seamlessly integrating the lounge, dining space, and a designer fitted kitchen that will inspire any culinary enthusiast. Panoramic windows throughout flood the space with natural light and frame the fantastic south-west facing sea views, creating an ever-changing backdrop. Premium flooring underfoot and a state-of-the-art smart-home system ensure a seamless and contemporary living experience. A separate utility room, plumbed for a washing machine and dryer, adds to the practical comforts of this exquisite home.

Unrivalled Outdoor Entertainment & Views: Terrace & Solarium

Elevate your lifestyle with an incredible 66 m² of private outdoor space, designed for ultimate relaxation and entertaining. This stunning corner duplex penthouse boasts a generous south-west facing covered terrace and an expansive open solarium. From here, you can savour breathtaking panoramic sea and coastal views stretching across the glittering Mediterranean. With ample room for a large Jacuzzi, comfortable sun beds, a chic lounge set, a grand dining table, and a dedicated BBQ area, this space is perfectly curated for luxurious al-fresco living. Imagine hosting unforgettable gatherings or simply unwinding under the Spanish sun, enjoying the gentle sea breeze and the mesmerizing vistas that define life on Benalmádena Costa.

Secure Parking & Convenient Storage Solutions

Understanding the demands of luxury living, this penthouse comes complete with practical amenities. Included are two secure underground parking spaces, ensuring peace of mind for vehicle storage. Additionally, a dedicated storage room provides extra space for belongings, keeping your living areas uncluttered and pristine – a valuable convenience in any prime coastal property.

The Exclusive El Higueron Resort Lifestyle: Beyond Your Doorstep

This magnificent penthouse is situated within a recently completed development (2024), ensuring that all communal areas are virtually new and impeccably maintained. The development itself is a sanctuary of luxury, offering residents amazing sea views and an array of reserve communal facilities. Indulge in the sparkling infinity pool, maintain your fitness in the fully equipped gym, or unwind in the sauna and Turkish bath. Lush green sunbathing areas and tranquil chill-out zones provide perfect spots for relaxation. Furthermore, a pristine blue flag, 7 km long sandy beach and a wonderful promenade are just a short, leisurely walk from your doorstep, inviting you to embrace the quintessential Southern Spanish coastal lifestyle.

A World of Amenities at El Higueron Community

The El Higueron Community itself is a vibrant hub of luxury and convenience. Enjoy 24-hour security, ensuring complete peace of mind. A bustling commercial centre offers everything you need, from a supermarket and pharmacy to charming coffee shops and a variety of exquisite restaurants, including one boasting a prestigious Michelin Star. Residents benefit from access to the

renowned Hilton Hotel amenities, a state-of-the-art sports club featuring a gym, paddle and tennis courts, beach volleyball, and diverse yoga and Pilates classes. For ultimate rejuvenation, the fantastic Nagomi Spa awaits, with 13 treatment rooms, 3 hydrotherapy cabins, a physiotherapy centre, beauty salon, and serene relaxation areas offering stunning sea views. This integrated resort truly provides a city within a resort.

Prime Location: Benalmádena Costa, Southern Spain

Positioned in the highly sought-after El Higueron area, on the border between the charming towns of Fuengirola and Benalmádena, this location is genuinely hard to surpass. You are merely 100 metres from the beautiful Carvajal beach, renowned for its golden sands and crystal-clear waters. A short walk to the train station provides effortless travel to other picturesque towns, Malaga Airport, and the vibrant Malaga City and Port, all without the need for a car. This privileged position not only offers incredible sea views but also places you within easy reach of supermarkets, an abundance of restaurants, lively beach bars, hotels, schools, and convenient bus stops. Living here means immersing yourself in the rich culture and stunning natural beauty of Benalmádena Costa, a jewel of Southern Spain.

A Smart Investment with Lower Buying Costs

This rare modern resale represents an astute investment opportunity. Acquired from one of the early investors in this luxury development, it allows you to secure one of the best-located properties with the most desirable views. Crucially, buying a resale property means significantly lower buying fees compared to purchasing new. You avoid the 10% IVA (VAT) and the Regional Government's 1.5% new build tax, making this an even more attractive proposition. The vendor has informed us that Community Charges are approximately €274 per month, IBI (Council Tax) is around €750 per annum, and BASURA (Rubbish Bill) is approximately €60 per annum. (Please note: an extra 20% applies to community charges if the property is used for rentals).

With its LPO (First Occupation License) in place, this duplex penthouse is not only a superb investment but also an idyllic permanent residence or a luxurious holiday home. As an exclusive listing with keys readily available in our office, we invite you to experience the unparalleled charm and sophistication of this property. It is not only situated in one of the newest and most prestigious developments in the area but is also recognized as one of the best-located penthouses within the entire complex, boasting two spacious south-west facing terraces that promise breathtaking panoramic sea views. Don't miss this extraordinary chance to own a piece of paradise in Benalmádena Costa. Call Luxury Realty now to reserve your viewing or arrange an appointment.

Details

Reference	R5221312	Property Type	Penthouse
Status	Sale	Price	1,295,000 €
Bedrooms	3	Bathrooms	2
Build size	185 m²	Plot Size	–
Terrace	–	Parking places	by request

Features

Pool, Air conditioning, Sea views, Lift, 24H Security, Parking, Resale