

MÁLAGA

239,900 €

REFERENCE R5470081

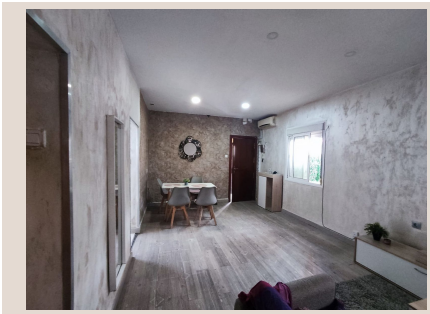
Elegantly Refurbished Urban Oasis in Málaga's Premier Ortega y Gasset District

2	1	59 m²
BEDROOMS	BATHROOMS	BUILT













Description

Exclusively presented by Luxury Realty, this meticulously refurbished two-bedroom apartment offers an unparalleled opportunity for sophisticated urban living in Málaga. Situated within the dynamic and highly sought-after Ortega y Gasset area, this property seamlessly blends modern design with exceptional convenience, embodying the essence of a refined lifestyle in one of Southern Spain's most enchanting cities.

Sophisticated Urban Living: Your Refurbished Málaga Apartment

Spanning 59 m² of built area, this exceptional residence has undergone a comprehensive refurbishment, ensuring a contemporary aesthetic and optimal functionality. The thoughtfully designed layout maximizes space and light, creating an inviting and harmonious atmosphere throughout. The heart of the home is its bright, air-conditioned living-dining room, an ideal space for both relaxation and entertaining, which also provides direct access to a serene communal patio – a peaceful outdoor retreat.

The kitchen is a testament to modern efficiency, fully furnished and equipped with a suite of contemporary appliances, ready to inspire culinary creativity. The apartment features two well-proportioned bedrooms, designed as private sanctuaries for rest and rejuvenation. The principal bathroom boasts a sleek, contemporary walk-in shower, adding a touch of luxury to your daily routine. Every detail of the refurbishment has been carefully considered, offering immediate occupancy without the need for further works.

Málaga: A Vibrant Heart in Southern Spain

Málaga, a jewel on the sun-drenched Costa del Sol, represents the epitome of Mediterranean living. As the vibrant capital of Southern Spain, it offers a captivating blend of rich history, cultural dynamism, and modern sophistication. Renowned for its year-round pleasant climate, stunning beaches, world-class gastronomy, and a thriving arts scene (including the Picasso Museum), Málaga provides an unparalleled quality of life. Its strategic location is further enhanced by Málaga-Costa del Sol Airport, ensuring seamless international connectivity and easy access to Europe’s major cities. Embrace a lifestyle where historic charm meets contemporary vibrancy, surrounded by constant sunshine and a welcoming atmosphere.

Ortega y Gasset: Unrivaled Convenience and Connectivity

The Ortega y Gasset area, nestled within the well-established Cruz de Humilladero district, is celebrated for its outstanding convenience and robust community infrastructure. This prime location places you at the epicentre of urban amenities, catering to every daily need and desire within effortless reach. Residents benefit from immediate access to a comprehensive array of essential services and leisure options. Within minutes, you’ll find renowned supermarkets such as Mercadona, Lidl, and Dia, alongside charming local shops, fresh greengrocers, pharmacies, and a diverse selection of dining establishments and cafes.

For families, the proximity to reputable educational institutions is a significant advantage, with esteemed schools like CEIP Camino de San Rafael, IES Salvador Rueda, IES Rafael Pérez Estrada, and CEIP Arturo Reyes all conveniently nearby. Connectivity is a defining feature of this location. Superb public transport links are readily available, with numerous bus stops along Avenida José Ortega y Gasset and the Barbarela Metro Station just a short stroll away, ensuring effortless commutes across the city. Furthermore, the area provides excellent connections to Málaga's principal access and exit routes, facilitating seamless regional and national travel.

An Astute Investment in a Thriving Urban Hub

This beautifully refurbished apartment represents a compelling proposition for the discerning buyer. Its blend of modern comfort, strategic location within a vibrant urban hub, and the enduring appeal of Málaga as a top destination makes it an ideal choice for a permanent residence. Beyond personal enjoyment, this property also stands as an astute investment opportunity in Málaga’s

buoyant real estate market, promising strong rental yields and capital appreciation in one of Spain’s most rapidly growing cities.

Essential Information & Disclaimers

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

Intermediation fees for our services are included in the price.

The information provided, including the property's surface areas, price, terms, and availability, is for information purposes only and does not constitute a binding contractual offer. It may be subject to change without prior notice, and the property's availability must be confirmed at the time of enquiry.

Energy Performance Certificate pending.

Details

Reference	R5470081	Property Type	Apartment
Status	Sale	Price	239,900 €
Bedrooms	2	Bathrooms	1
Build size	59 m²	Plot Size	–
Terrace	–	Parking places	by request

Features

Air conditioning