

LOS FLAMINGOS

590 000 €

■■■■■■■■ R5535940

■■■■■■■■■■■■ ■■ Los Flamingos

2	2	117 m²	34 m²
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LUXURY GARDEN APARTMENT WITH SEA VIEWS & TOURIST RENTAL LICENCE | ROYAL FLAMINGOS, BENAHAVÍS
Located within the prestigious Royal Flamingos community at Villa Padierna Golf Resort, this beautifully presented ground-floor apartment offers an exceptional combination of luxury, tranquillity and investment potential in one of Benahavís' most desirable gated developments. The property offers 117 m² of constructed space, including 99 m² of beautifully arranged interior living space. It features two generously sized bedrooms, two bathrooms, a bright living and dining area, a fully fitted kitchen and a spacious terrace opening directly onto the landscaped gardens. From the terrace and garden, residents can enjoy beautiful panoramic views across the surrounding countryside, golf course and Mediterranean Sea—an ideal setting for outdoor dining, entertaining guests or simply relaxing in the Costa del Sol sunshine. The apartment is presented in excellent condition and benefits from fitted wardrobes, air conditioning, lift access and a private underground parking space included in the price. A valid VUT tourist rental licence adds considerable value to the property, allowing the new owner to benefit immediately from the strong demand for short-term holiday rentals in the area. The apartment is therefore perfectly suited as a permanent residence, an elegant holiday home or a high-performing investment property. Royal Flamingos is renowned for its immaculately maintained tropical gardens, beautiful communal swimming pools, peaceful surroundings and secure residential environment. Residents are also moments away from the exceptional facilities of Villa Padierna Golf Resort, including three championship golf courses, the iconic five-star Villa Padierna Palace Hotel & Spa, fine-dining restaurants and premium leisure facilities. Marbella, Puerto Banús, Estepona, international schools and some of the Costa del Sol's finest beaches are all within a short drive. A rare opportunity to acquire an elegant garden apartment with panoramic sea views and an established tourist rental licence in one of the most prestigious addresses on the Costa del Sol. PROPERTY FEATURES: • 117 m² constructed • 99 m² usable interior space • Two spacious bedrooms • Two bathrooms • Ground-floor position • Private terrace and direct garden access • Panoramic sea and golf views • ■Fully ■fitted ■kitchen • ■Fitted wardrobes • ■Air ■conditioning • ■Underground ■parking ■space included • ■Lift ■access • Communal ■swimming ■pools and ■landscaped ■gardens • ■Valid ■VUT tourist rental ■licence • ■Excellent ■holiday-rental ■and ■investment ■potential.

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