



## APARTMENT WITH TERRACE IN EL LIMONAR, MALAGA EAST

Av. Camarón de la Isla, Málaga-Este, 29016 Málaga, España

# 2.200 €



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### The essentials

**Area:** 105 m<sup>2</sup>

**Bedrooms:** 2 beds

**Garage:** 1

**Status:** Excellent

**ID property:** 1020A

**Lot size:** 79 m<sup>2</sup>

**Bathrooms:** 2 baths

**CEE:** En Trámite

**Category:** Apartment

**Year built:** 2022

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## Main features

**Features:** Air conditioning / Heating, American Kitchen, Built in wardrobes, City views, Community garden, Community pool, Double glazed windows, Elevator, Furnished, Furnished kitchen, Kitchen equipped with appliances, Parking, Security door, Terrace

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MODERN FLAT WITH TERRACE, SWIMMING POOL, CO-WORKING AREA AND PARKING SPACE IN AN IDEAL LOCATION IN EL LIMONAR, MALAGA EAST. AVAILABLE IN NOVEMBER FOR LONG-TERM RENT. Fortuny Hogares Únicos exclusively rents this spacious and very bright flat with two bedrooms, a large terrace and dreamlike communal areas.

## Location

The property is located in El Limonar, one of the most exclusive and sought-after areas of Malaga. El Limonar is characterised by its tranquillity, surrounded by green areas and an excellent quality of life. Within a few minutes walk you will find supermarkets, shops, restaurants and cafes, as well as being well connected to the city centre and the beach, just 10 minutes away by car. Convenient access to the A-7 motorway. There are also prestigious schools, private clinics and public transport services nearby. To live in El Limonar means enjoying a high-standard residential environment, ideal for those looking for comfort, security, and proximity to all that Malaga has to offer.

## Distribution

The property is north-east facing, has 105m<sup>2</sup> built and 79m<sup>2</sup> usable. It is distributed in an entrance hall, a spacious living-dining room with access to a large terrace of 22m<sup>2</sup>, a separate kitchen with utility room and access to the terrace, a hallway, a bedroom-office, a bathroom, a master bedroom with fitted wardrobes and en-suite bathroom.

## Qualities

The flat was built in 2022 and has excellent qualities. We highlight porcelain stoneware floors of imitation wood, white lacquered doors, electric blinds, Climalit double-glazed windows, central air conditioning hot-cold by conducts, hot water with electric boiler, mosquito nets in the bedroom windows, ceiling fan in the main bedroom, electric towel dryer in the main bathroom, Bosch appliances: oven, microwave, induction hob, extractor fan, Combi fridge, dishwasher and washing machine. The property is rented and furnished with high-quality and design furniture.

## Communal areas

The communal areas offer a wide range of services and relaxation areas: a co-working area in a social club, a fully equipped gymnasium, a barbecue area for communal use, garden areas, 1 children's swimming pool and two swimming pools for adults. A parking space is included in the price. The storage room is optional. The property is **AVAILABLE FROM NOVEMBER 15th FOR LONG-TERM RENT.**

## Contact us

For more information, do not hesitate to contact us. We will be happy to help you.

