



## Middle Floor Apartment for sale in La Cala, Mijas

645,000 €

Reference: R5221051   Bedrooms: 3   Bathrooms: 2   Build Size: 124m<sup>2</sup>   Terrace: 65m<sup>2</sup>





## Costa del Sol, La Cala

**NEW TO MARKET** - Modern luxury (La Cala de Mijas) 3 bed apartment with 2 large terraces, under 15 mins walk to blue flag beaches & shopping Boulevard. In top development with gym, spa, tennis etc. Great value, view now.

Walking distance to one of the most popular beach towns on the Costa del Sol, offers excellent future capital growth potential and will also meet all the new rental regulations, offering excellent "buy to let" possibilities.

Priced very competitively for quick sale, this property is one of the larger 3 bed apartments in this very popular development and has the extra bonus of 2 great terrace areas with stunning panoramic views of sea, golf and the Bay of La Cala de Mijas.

### APARTMENT

This modern luxury apartment for sale offers; spacious lounge/ dining area with large open plan modern white high-gloss fitted kitchen. With fitted oven, hob, hood, fridge freezer, microwave and dishwasher. The main living area has patio doors and 2 windows to a large (partly covered) terrace area with beautiful La Cala de Mijas sea views, ideal for both relaxing & entertaining. This beautiful apartment has 3 large double bedrooms with fitted wardrobes, two of which have patio doors to a second good size sunny terrace again with beautiful La Cala de Mijas sea views. The Master bedroom has a walk in wardrobe & luxury en-suite shower room. There is also a 2nd family shower room. Hot & cold air-con, underfloor heating in bathrooms, private parking space and storage room. Interiors have a beautiful timeless design, with high quality finishes and feature neutral colour palettes.

### DEVELOPMENT:

Luxury gated development with incredible facilities including; gym, spa, sauna, paddle tennis court, social indoor and out door entertaining areas, chill out BBQ area, 3 x swimming pools, waterfall, concierge service and 24h security cameras. All only approx. 12-15 minutes walk away from La Cala's beautiful beach and main boulevard with all its fabulous shops, bars, restaurants and tapas bars.

### LOCATION:

Situated in the heart of the new highly sought-after residential area of La Cala de Mijas beach town. La Cala beach town offers beautiful blue flag beaches and is quickly becoming one of the most sought-after areas on the Costa del Sol, attracting celebrity chefs and restauranteurs to the area. This beautiful unspoilt beach town has a mixture of modern luxury restaurants along with its original fishing village charm and tapas bars.

The new luxury residential area surrounding the original beach town is now considered a property hot spot for investors. Ideal for enjoying a truly luxury lifestyle offering easy walking distance to beautiful beaches, golf course, shops, bars and restaurants. La Cala is centrally located between Malaga (approximately 25 minutes drive) and Marbella (approximately 15 minutes drive) giving easy access to the entire Coast.

The vendor has informed us that:

Community Charges are approx. € 300 per month.



IBI (Council Tax) is: approx. € 883 per annum (including parking space & storage room).

BASURA (Rubbish Bill) is approx. € 85 per annum.

With its LPO (first occupation License) its ideal for both personal use and investors looking for a "buy to let" investment.

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NEW TO MARKET - Don't miss out, call now to view or reserve this stunning property / deal.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Lift	South East	Cold A/C
Near Transport		Hot A/C
Private Terrace		U/F/H Bathrooms
Storage Room		
Ensuite Bathroom		
Double Glazing		
24 Hour Reception		
Fitted Wardrobes		
WiFi		
Gym		
Sauna		
Paddle Tennis		
Tennis Court		
Jacuzzi		
Barbeque		
Views	Setting	Condition
Sea	Close To Golf	Excellent
Mountain	Urbanisation	
Panoramic	Close To Sea	
Golf	Close To Shops	
	Close To Schools	
Pool	Kitchen	Garden
Communal	Fully Fitted	Communal
Heated		Landscaped
		Easy Maintenance
Security	Parking	Category
Gated Complex	Private	Bargain
24 Hour Security	Covered	Golf
Alarm System		Luxury
Electric Blinds		Resale