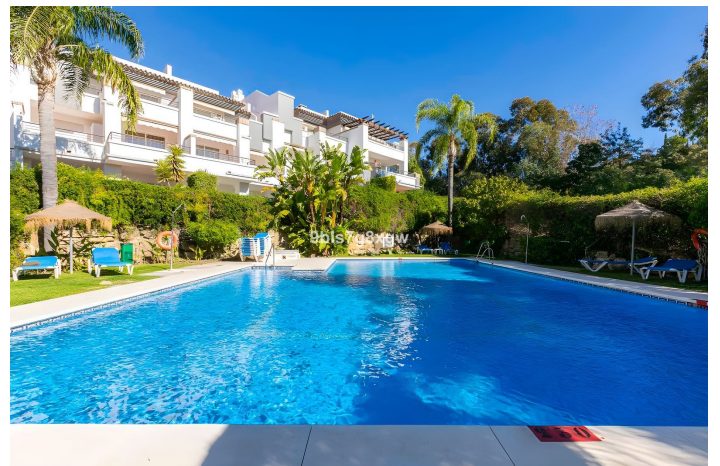


# Middle Floor Apartment for sale in Los Arqueros, Benahavís

329,000 €

Reference: R4914739 Bedrooms: 2 Bathrooms: 2 Build Size: 80m<sup>2</sup> Terrace: 20m<sup>2</sup>





## Costa del Sol, Los Arqueros

Rare Opportunity: Apartment with Tourist Licence, Exceptional Ratings and Record Occupancy!

Ranked among the "Top 5% of homes" and distinguished as a 'Guest Favourite', this property is a standout with remarkable performance :

- 5 stars on Airbnb (and lots of reviews)
- 9.3 'Fabulous' rating on Booking.com
- Record occupancy rate with proven rental income

Act fast: with the new Law 1/2025, obtaining a tourist licence will become almost impossible as from 3 April 2025!

Superb, bright, tastefully decorated, fully furnished and equipped 2-bedroom, 2-bathroom middle floor apartment. It boasts a large South-facing terrace, partially covered and equipped with solar tents, with lovely views and privacy. The property also includes a fully equipped kitchen, a laundry room with washing machine and private outdoor parking.

The perfectly maintained residence is gated, has 24/7 security and offers two beautiful swimming pools.

This Taylor&Wimpey apartment is within walking distance of Los Arqueros Club House with golf course, tennis, paddle, fitness, bowling, sports bar, restaurants...

Ideal for all seasons, the apartment is close to amenities, restaurants, golf courses, beaches, etc. and a short drive from Puerto Banus, Marbella and Estepona.

With cheap community fees and IBI charges, this investment is ideal for maximising your ROI.

Contact us today to view this exceptional property and start generating income tomorrow!

## Features:

### Features

Covered Terrace  
Private Terrace  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
WiFi  
Utility Room  
Fiber Optic

### Views

Panoramic  
Garden  
Pool

### Pool

Communal

### Garden

Communal

### Utilities

Electricity  
Drinkable Water

### Orientation

South

### Setting

Close To Golf  
Urbanisation

### Furniture

Fully Furnished

### Security

Gated Complex  
24 Hour Security  
Entry Phone  
Safe

### Category

Investment  
Golf  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Private