



## Adosada en venta en Los Boliches, Fuengirola

515.000 €

Referencia: R5201356 Dormitorios: 3 Baños: 2 Construido: 125m<sup>2</sup> Terraza: 90m<sup>2</sup>





## Costa del Sol, Los Boliches

If you are looking to live in the heart of Los Boliches, in a recently renovated, bright and move-in-ready home within a gated community with a communal swimming pool, this is your opportunity. Located in the well-known Pueblo Cristina complex, one of Fuengirola's most sought-after residential areas due to its tranquillity and unbeatable location, this property perfectly combines comfort, privacy and contemporary style. The house offers 125 m<sup>2</sup> of built area, thoughtfully distributed over three floors: On the ground floor, you will find a modern fully-fitted kitchen, a spacious living-dining area with direct access to the terrace. The first floor comprises three bright bedrooms, one of them with an en-suite bathroom, plus a second full bathroom. The top floor features a large private solarium, ideal for enjoying the sun all year round, relaxing, or creating your own chill-out space. The property has been fully refurbished, including kitchen, bathrooms, carpentry and finishes, achieving a modern and cosy atmosphere. It is delivered fully equipped and ready to move in, with quality materials and attention to detail throughout. Main features: 3 bright and spacious bedrooms 2 full bathrooms + 1 guest toilet 125 m<sup>2</sup> built area Private terrace and rooftop solarium Storage room included Communal swimming pool South-facing orientation Secure and peaceful gated community Only a 5-minute walk from the train station and the beach Close to schools, supermarkets and all essential services An ideal opportunity for those seeking a family home or second residence by the sea, in a consolidated area with excellent transport links, high rental demand and great long-term value. Location: Avenida de Acapulco 8, Los Boliches – Fuengirola (Málaga) In accordance with Decree 218/2005 of the Andalusian Regional Government dated 11 October, notary fees, land registry fees and ITP (property transfer tax) are not included in the sale price.



## Características:

|                                |                            |                       |
|--------------------------------|----------------------------|-----------------------|
| <b>Características</b>         | <b>Orientación</b>         | <b>Posición</b>       |
| Transporte cercano             | Sur                        | Área comercial        |
| Terraza                        |                            | Urbanización          |
| Piso de mármol                 |                            | Cerca del mar         |
| Armarios ajustados             |                            | Cerca de las tiendas  |
|                                |                            | Cerca de la ciudad    |
|                                |                            | Cerca de las escuelas |
| <b>Estado</b>                  | <b>Piscina</b>             | <b>Muebles</b>        |
| Excelente                      | Comunal                    | Parte amueblada       |
| Reformado Recientemente        |                            |                       |
| <b>Cocina</b>                  | <b>Seguridad</b>           | <b>Categoría</b>      |
| Cocina Equipada                | Complejo cerrado           | Urge venta            |
|                                | Sistema de alarma          |                       |
| <b>Calificación energética</b> | <b>CO2 Emission Rating</b> |                       |
| D                              | E                          |                       |