



# Ground Floor Apartment for sale in Balcones de Mijas, Buena Vista, Mijas

465,000 €

Reference: R5230105 Bedrooms: 3 Bathrooms: 2 Build Size: 144m<sup>2</sup>





## Costa del Sol, Mijas

Spacious Ground Floor Apartment for Sale in Balcones de Mijas II, Buena Vista – Rare Opportunity in One of the Best Urbanisations in Mijas

First time on the market in many years – open to an offer.

Discover this beautifully presented and exceptionally spacious ground floor apartment located in the highly sought-after Balcones de Mijas II, Buena Vista. Set within one of the most prestigious and well-maintained communities in Mijas, this property offers tranquillity, privacy and stunning open mountain and countryside views.

With both easterly and westerly orientation, secure underground parking and a superb private garden with space to install a pool (subject to permissions), this home stands out as one of the best units in the development.

Perfect as a permanent residence, holiday home or investment, with holiday rentals possible subject to community approval and licences.

### Key Features at a Glance:

3 spacious bedrooms

2 bathrooms, including a quality en-suite to the master

Guest cloakroom off the hallway

Large private garden with room to install a pool (subject to permissions)

Secure gated community with lift access

Underground parking space

Panoramic mountain & countryside views

### Location – Between Mijas Pueblo and Fuengirola:

Ideally positioned between the historic whitewashed village of Mijas Pueblo and the vibrant coastal town of Fuengirola.

Just 3 minutes away, you'll find a commercial centre with a supermarket, bars and restaurants.

Also nearby is the renowned El Higueron Resort, offering a 5\* hotel, spa, gym, tennis and padel courts, beach club and the Michelin-star restaurant Sollo.

### Interior Layout:

#### Entrance & Living Areas:

Large reception lobby

Bright open-plan lounge and dining area with a feature log burner

Double sliding doors lead directly to the covered terrace and private garden

#### Kitchen & Utility:

Fully fitted kitchen with granite worktops

Balay and Beko appliances

Cloakroom off the hallway

Access to an enclosed utility/storage room

#### Bedrooms:

Master bedroom with dual aspect, en-suite bathroom and direct terrace/garden access

Two double guest bedrooms



Family bathroom with bath and shower

**Outdoor Spaces:**

A standout feature of this property is its large, beautifully maintained garden, offering:

Several terraces (covered & open)

A variety of fruit trees

Auto-irrigation system

Outdoor shower

Excellent privacy

Idyllic spaces for entertaining, relaxing and admiring spectacular sunsets

**Additional Features:**

Marble floors

Double glazing throughout

Air conditioning (hot/cold) in lounge and master bedroom

Video intercom

High-quality furnishings available by separate negotiation

**Community Facilities:**

Balcones de Mijas II offers:

Secure gated entry

Beautifully maintained communal gardens

Large saltwater swimming pool

Separate children's pool

**Driving Times:**

Fuengirola / Beach – 6 minutes

Mijas Pueblo – 6 minutes

Málaga Airport – 20 minutes

Marbella – 25 minutes

El Higuero Spa & Commercial Centre – 3 minutes



## Features:

### Features

Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes

### Views

Mountain  
Country

### Pool

Communal

### Garden

Communal  
Private

### Energy Rating

E

### Orientation

West

### Setting

Urbanisation

### Furniture

Not Furnished

### Parking

Underground

### CO2 Emission Rating

E

### Climate Control

Air Conditioning

### Condition

Excellent

### Kitchen

Fully Fitted

### Category

Investment