



# Bovenverdieping Appartement te koop in Málaga Centro, Málaga

799.000 €

Referentie: R5274223 Slaapkamers: 4 Badkamers: 3 Perceelgrootte: 172m<sup>2</sup>





## Costa del Sol, Málaga Centro

Discover your new home in the heart of Málaga!

We present this spectacular property located on the prestigious pedestrian street Sancha de Lara, in the very heart of Málaga's historic centre, just next to Calle Marqués de Larios.

This spacious and bright apartment is situated on the top floor of the building. With a south-facing orientation, it enjoys abundant natural light throughout the day. Its 172 m<sup>2</sup> of built area offer generous space, comfort and a versatile layout—ideal for enjoying the vibrant lifestyle of Málaga's city centre with complete convenience.

Inside, absolute tranquillity prevails thanks to its top-floor position and high-quality exterior carpentry with double glazing, ensuring excellent thermal and acoustic insulation.

The property features a large living-dining room of approximately 40 m<sup>2</sup>, perfect for entertaining family and guests. The master bedroom includes a walk-in wardrobe and an en-suite bathroom. In addition, there are two further bedrooms and a study that can easily be converted into a fourth bedroom, offering a total of 4 bedrooms and 3 bathrooms.

The kitchen is fully fitted and equipped with high-end appliances, complemented by a generous pantry and a separate laundry room. The property boasts cream-coloured porcelain stoneware flooring, integrated hot and cold air conditioning throughout, and two independent entrances: a main entrance and a service entrance.

Located on the top floor with lift access and presented in excellent condition, this property represents an outstanding opportunity both as a primary residence and as an investment.

It is particularly attractive for investors, as its 172 m<sup>2</sup> and the existence of two independent entrances allow for the possibility of subdivision into two spacious apartments, maximising profitability in one of the most sought-after areas of Málaga's historic centre.



## Kenmerken:

### Extra's

Tillen  
Nabij transport  
Dubbele beglazing  
Wifi  
Bijkeuken  
Glasvezel

### Uitzicht

Zee  
Haven  
Stedelijk  
Straat

### Keuken

Volledig passend

### Zonorientatie

Zuiden

### Ligging

Commercieel gebied  
Strand  
Dicht bij de poort  
Dicht bij zee  
Dicht bij winkels  
Dicht bij scholen  
Dorp  
Haven  
Jachthaven  
Dicht bij jachthaven

### Voorzieningen

Elektriciteit  
Drinkbaar water  
Telefoon

### Klimaatbeheersing

Airconditioning  
Koud A/C  
Hete a/c

### Huidige Staat

Goed

### Categorie

Investering  
Luxe