



Puerto banús - Apartment



 **3**
Bedrooms

 **3**
Bathrooms

 **195**
Area (m²)

 **115**
Land Area (m²)

 **1**
Garage

 **1**
Swimming Pool

465 000 €
(EUR €)

Exceptional corner duplex apartment in Señorío de Aloha

Discover the potential of an exceptional property with this outstanding 3-bedroom corner duplex, located in Señorío de Aloha, one of the most desirable developments in Nueva Andalucía. Attractively priced to capture buyers' interest, this property represents a remarkable opportunity for the discerning investor.

Located in the heart of a vibrant community, just a short walk from Centro Plaza and the luxurious Puerto Banús, this duplex boasts a prime location surrounded by a variety of services, shops, bars and restaurants.

This unique property has never been on the resale market. As a corner unit, it offers exceptional accessibility and comfort.



Francisco Santos

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¹ (Call to national fixed network) | ² (Call to national mobile network)



Investment Potential: With minimal effort, this spacious residence can be transformed into a luxurious three or even four bedroom family retreat. For the astute investor, this property presents a rental opportunity, as short-term rentals in this prime area are in constant demand, ensuring promising returns.

Additionally, it includes a dedicated parking space and a storage room, increasing its value and convenience.

TAXES AND EXPENSES:

Community Fees € 1,728 /Year (€ 144 /month)

IBI Fees € 1,005 /Year

Garbage Tax € 90 /Year

ENQUIRIES!

Don't hesitate to contact our friendly team for a viewing or any questions you may have about this property.

Property Features

- Equipped kitchen
- Garden
- Terrace (m2): 80
- Storage / utility room
- Lift
- Solar orientation: South, East
- Parking space
- Pool
- Built year: 2001
- Drive way
- Views: Urbanization view, Garden view
- Quiet Location
- Terrace
- Garage



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