



MAGNIFICENT PENTHOUSE IN COLINAS DEL LIMONAR, EAST MALAGA

Av. Arrigo Boito, Málaga-Este, 29016 Málaga, España

775.000 €



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The essentials

Area: 116 m²

Lot size: 81 m²

Bedrooms: 2 beds

Bathrooms: 2 baths

Garage: 1

Storage room: 1

CEE: A

Status: A estrenar, Excellent

Category: Penthouse

ID property: 1121V

Main features

Features: Air conditioning / Heating, Built in wardrobes, Community garden, Community pool, Double glazed windows, Elevator, Furnished kitchen, Independent Kitchen, Kitchen equipped with appliances, Parking, Porcelain tile floor, Security door, Solarium, Storage room, Terrace, Unfurnished

MAGNIFICENT TWO-BEDROOM PENTHOUSE WITH A LARGE TERRACE AND SOLARIUM, LOCATED IN ONE OF THE BEST RESIDENTIAL AREAS IN MÁLAGA EAST, COLINAS DEL LIMONAR

Fortuny Hogares Únicos presents this magnificent two-bedroom penthouse featuring an expansive terrace and a private solarium, located in one of the most sought-after residential areas of Málaga East: Colinas del Limonar.

Location

Set alongside exclusive villas, the property is situated in the prestigious El Mayorazgo area, close to all essential services: public transport stops, educational centers, health clinics, supermarkets, and dining options. It is near the upcoming El Mayorazgo Shopping Center, just 5 minutes from the beach, and 10 minutes from the city's Historic Center.

Distribution

This exclusive penthouse has a total built area of 116sqm (including common areas), 81sqm of usable living space, a 40sqm open terrace, and an 81sqm solarium. The layout includes an entrance hall and a spacious, light-filled living-dining room with access to the large open terrace, perfect for enjoying the Mediterranean climate. There is an independent kitchen with access to the terrace, fully fitted with high-quality upper and lower cabinetry, fully equipped with appliances, and a laundry area. A distribution hallway leads to two bedrooms with fitted wardrobes lined with melamine. The master bedroom features access to a private terrace and an en-suite bathroom. A second full bathroom serves the rest of the home. From the terrace, a staircase leads up to the solarium, an ideal space to be customized according to the owners' needs.

Qualities

The property stands out for its excellent finishes, including a security entrance door, white lacquered interior doors, Climalit double-glazed windows, electric blinds, and porcelain flooring in the kitchen, bathrooms, and terrace. It features porcelain stoneware tiling in the bathrooms, a video intercom system, installations for telephone, TV, and fiber optics, and a light point on the terrace. Additional features include Hansgrohe chrome mixer taps, ducted air conditioning, and an individual aerothermal system for domestic hot water (DHW). The kitchen is equipped with an induction hob, independent oven, microwave, extractor hood, and sink.

Common Areas

The community areas offer extensive landscaped gardens, a saltwater infinity pool with a waterfall for adults, a children's pool. Toilets and changing rooms, and a multi-purpose room including a fully equipped gym and a "gastroteca" (social dining space). There is also a children's play area and automatic irrigation throughout the grounds. It includes a parking space and a storage room in the price. The complex is a gated community offering high levels of privacy and security. The building is fully accessible for people with reduced mobility and includes an elevator.

Regulations

Energy Certification: "A". In compliance with the RD of the Junta de Andalucía 218/2005 of October 11, consumers are informed that the indicated price does not include costs derived from the purchase of the property according to current laws (ITP, notary fees, and in the case of new construction, VAT).

Contact Us

For more information, please do not hesitate to contact us. We will be delighted to assist you.

