



MIDDLE FLOOR APARTMENT 3 BEDROOMS 2 BATHROOMS IN LOS BOLICHES

Los Boliches

REF# R4660345 – 300.000€

3
Beds

2
Baths

122 m²
Built

3 m²
Terrace

Discover a unique investment opportunity in the heart of Fuengirola, in the emblematic neighborhood of Los Boliches: a bright and spacious apartment with a tourist license, perfect for those looking to combine comfort, convenience, and high profitability potential. Built with care in 1989 and southwest-facing, this apartment occupies a privileged position on the second floor of a building equipped with an elevator, promising a life full of comforts and the possibility of generating income through holiday rentals. Spaces that Inspire Life and Profitability: Upon entering, a cozy 5m² lobby with a built-in wardrobe welcomes you, optimizing storage from the first moment. The 21m² living room is flooded with natural light and opens onto a 1.5m² balcony, offering an intimate space to enjoy urban views. Three bedrooms (15m², 14m², and 11m²), each with built-in wardrobes, provide maximum well-being; the main one has a 5m² en-suite bathroom and direct access to the balcony. The 14m² kitchen, modern and fully equipped, along with a practical 3m² laundry room, add a touch of modernity and functionality. Privileged Location with High Tourist Demand: Located in Los Boliches, a neighborhood that harmonizes the dynamism of modern life with traditional charm, this apartment is surrounded by a vibrant commercial and cultural offer. Just a few steps from the beach, cafes, and the prestigious C.E.I.P. Los Boliches school, this property is ideal for investors looking to attract tourists and families seeking an authentic experience on the Costa del Sol. Economy and Comfort

for the Investor: With low community charges, at just €68/month, an IBI of €521/year, and a garbage collection cost of €76/year, this apartment is not only economically accessible but also offers high profitability potential thanks to its tourist license, allowing legal and lucrative holiday rentals. This apartment represents an exceptional opportunity to invest in the Costa del Sol, combining the advantage of an excellent location, modern amenities, and the appeal of a tourist license. It's an invitation to dive into the life of Los Boliches, enjoying its rich mix of culture, history, and modernity, while taking advantage of the income potential it offers. Are you ready to make this space your next smart investment?







