





MIDDLE FLOOR APARTMENT 4 BEDROOMS 2 BATHROOMS IN MÁLAGA CENTRO

Málaga Centro

REF# R5255005 – 497.000€

4	2	106 m²
Beds	Baths	Built

UNIQUE INVESTMENT OPPORTUNITY IN THE HISTORIC CENTER OF MÁLAGA – BARE OWNERSHIP SALE WITH LIFETIME USUFRUCT Located in one of Málaga's most iconic streets, this property offers an outstanding long-term investment opportunity. The bare ownership is for sale, with a lifetime usufruct (age of the usufructuary: over 97 years), making it a rare chance to secure a future asset in one of the most sought-after and valuable areas of the Costa del Sol. – Built area: 106 m² – Usable area: 95 m² – Floor: 3rd, exterior, with elevator – Year built: 1961 – Bedrooms: 4 spacious rooms – Bathrooms: 2 full bathrooms – Bright living-dining room – Separate kitchen with pantry and office space – Exterior balcony – Rooftop storage room (2.5 m²) – Built-in wardrobes in hallway and bedrooms – Excellent natural ventilation – Accessible entrance for people with reduced mobility PRIME LOCATION IN MÁLAGA CITY CENTER – Just steps away from Calle Larios, museums, shops, restaurants, and the city's vibrant cultural life – Ideal for investors seeking future profitability or long-term asset protection – High-demand area with excellent potential for appreciation PLEASE NOTE: Viewings will only be arranged for investors with a clear interest in acquiring the bare ownership of this unique property. Currently inhabited by the usufructuary. ???? For more information or to arrange a private viewing, contact me directly via WhatsApp