

## Sales - Apartment - Fuengirola

# 449.000€

**Fuengirola**

**Apartment**

**Community: 3,612 EUR / year**



**2**



**2**



**87 m2**

A newer, attractive apartment that was completed and handed over in the summer of 2022. The apartment is located on first floor with a west-facing orientation in phase 6 of Higueron west. The direction of the terrace provides afternoon and evening sun. The apartment has a sector view from the south with some sea views, direction towards Fuengirola city and northwest towards the Mijas mountains. Straight west is phase 2 of the urbanization. The apartment is located in a building with a total of 24 apartments. The building is close to the main entrance of the sports/SPA club and the hotel with restaurants. The owners have bought many upgrades during the construction process, which gives the home the status of an attractive year-round home (see overview under features). The apartment has both bedrooms at the back. This is completely unique in Spain, where one bedroom is normally placed facing the terrace. In the bedroom section there are 2 complete bathrooms. The first bathroom is accessible from the living room and belongs to bedroom number 2 plus guests. The main bathroom is part of the master bedroom. Both bedrooms have integrated wardrobes. By placing the bedrooms at the back of the apartment, the living room and kitchen extend across the entire width of the apartment towards the terrace. When the terrace doors are opened, it becomes a very spacious living area because the transition from the living room to the terrace is almost seamless. Next to the kitchen is a closed laundry room with washer/dryer and hot water system. The entire apartment has white painted plasterboard on the ceiling so that you can easily adapt/change the location of lighting if desired. The entire home has underfloor heating (water) with individual temperature control for the living room and the bedrooms. Each room also has its own climate control (airzone) mounted on a state-of-the-art aerothermic system. Whether the system is set to Air-conditioning or hot air, you can control the temperature as you wish in the bedroom and living room. The airducts are hidden in the ceiling with grills for each room. There is electric heating in the bathrooms. Together with this great apartment, you get 1 parking space included, which is prepared with a per-installation for an electric car charger. In addition, a storage room of 5 m2 is included. Both bedrooms with dimmers and spotlights. Electric operated blinds in both bedrooms. Terrace 39 m<sup>2</sup> with stainless steel grill. 2 sockets with USB connection in master bedroom. Bedroom no. 2 has 1 socket with USB. Storage room of 5 m<sup>2</sup>. Complete kitchen with NEFF appliances. Upgraded white kitchen w/ American fridge, wine cooler with two cooling zones (17 bottles), 80 cm wide hob and ceiling-mounted extractor fan. 1 socket with USB in the kitchen plus 2 standard sockets. Recessed LED lighting in the living room and bedroom. Sound system with 2 in-ceiling speakers of 6.5 "(inches) Domotics home automation. Can control heat, AC and lights from the APP on the mobile. Electric underfloor heating in both bathrooms. AC/heat pump with individual temperature control in all rooms. Electric operated blinds in living room and kitchen. Tiles in a lovely light grey color. Fiber internet. BOSCH Washing machine and dryer (two in one). Dedicated communal pool for the 24 apartments. Access to a Sauna and outdoor jacuzzi included in communal fees (see photos attached). Gym in the immediate area. Lift from the garage to the apartment. 24-hour security in the resort and part-time security at the complex.

**Setting**

- ✓ Close To Sea
- ✓ Close To Town
- ✓ Urbanisation

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ U/F Heating
- ✓ U/F/H Bathrooms

**Kitchen**

- ✓ Fully Fitted

**Category**

- ✓ Holiday Homes
- ✓ Luxury
- ✓ Contemporary

**Orientation**

- ✓ West

**Views**

- ✓ Sea
- ✓ Mountain

**Garden**

- ✓ Communal

**Condition**

- ✓ Excellent

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Sauna
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Access for people with reduced mobility
- ✓ Jacuzzi
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Domotics
- ✓ 24 Hour Reception
- ✓ Restaurant On Site
- ✓ Fiber Optic

**Security**

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone

**Pool**

- ✓ Communal

**Furniture**

- ✓ Optional

**Parking**

- ✓ Underground
- ✓ Garage
- ✓ Covered

































