

# Torremolinos

## Apartment / Apartamento

€154,900

Ref: X21975



1



30 m<sup>2</sup>



✓



Consumption  
G

Emissions  
Applied for

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)

Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143



spanish  
property  
CHOICE

## **Property Purchase Expenses**

Property price .....	€154,900 (£133,601)
Transfer tax 7% .....	€10,843 (£9,352)
Notary fees (approx) .....	€750 (£647)
Land registry fees (approx) ...	€750 (£647)
Legal fees (approx) .....	€1,500 (£1,294)

## **Standard form of payment**

Reservation deposit .....	€3,000 (£2,588)
Remainder of deposit to 10% .....	€12,490 (£10,773)
Final Payment of 90% on completion ....	€139,410 (£120,241)

\* Prices quoted in Pounds are illustrative and should only be used as a guide.

\* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

\* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

\* Price valid until sold

\* Conveyancing not included

\* The DIA is available at our office according to the Decree 218/2005

## **Description**

Fully Renovated Tourist-Licensed Studio in Torremolinos – Ideal as an Investment or Second Home

We present this attractive 30 m<sup>2</sup> studio, fully renovated and furnished, located on the fifth floor (with elevator access) in a residential complex with excellent communal amenities. A perfect option as a vacation home, secondary residence, or immediate tourist rental, as it comes with a valid tourist license.

The studio has been tastefully refurbished, maximizing the available space to offer a comfortable and modern living experience. It is delivered fully furnished and equipped, ready to move in or start renting out immediately.

Residential complex amenities:

Shared adult and children's swimming pool

Communal parking

Landscaped common areas

Multipurpose room for meetings, events, or celebrations

Very low HOA fees: only €47/month

Located in a well-established and highly sought-after residential area, with easy access to all essential services: supermarkets, pharmacies, public transport, schools, leisure areas, bars, and restaurants.

Additionally, the beach is just a few minutes' walk away, enhancing its appeal for tourist rentals or as a summer retreat.

An excellent investment opportunity on the Costa del Sol, with high tourist demand and year-round profitability potential. Whether you're looking for a practical home, a seaside property, or an income-generating asset, this studio delivers on all fronts.

Contact us for more details or to schedule a viewing. Don't miss out!

\* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible