

# Mijas

## Apartment / Apartamento

€399,000

Ref: X22366



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94 m<sup>2</sup>



✓



✓



Consumption  
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Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€399,000 (£345,255)
Transfer tax 7% .....	€27,930 (£24,168)
Notary fees (approx) .....	€750 (£649)
Land registry fees (approx) ...	€750 (£649)
Legal fees (approx) .....	€1,500 (£1,298)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,596)
Remainder of deposit to 10% .....	€36,900 (£31,930)
Final Payment of 90% on completion ....	€359,100 (£310,729)

\* 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

Penthouse with Huge Terrace in Miraflores

This two-bedroom penthouse is located in a well-kept gated complex in the heart of Miraflores, just a 15-minute walk from El Bombo beach in La Cala. What truly sets this home apart is its massive 123m<sup>2</sup> wraparound terrace—larger than the interior space itself—offering all-day sun and panoramic views of the Mijas mountains. The property presents a rare opportunity for buyers looking to renovate and personalise a top-floor apartment in a prime Costa del Sol location. Inside, the apartment features a spacious lounge, independent kitchen, two double bedrooms, and two bathrooms. The master bedroom benefits from an ensuite, while the layout flows easily onto the outdoor space from multiple rooms. Although the property would benefit from modernisation, this is reflected in the competitive asking price and offers excellent potential for return on investment.

The terrace invites endless outdoor living possibilities—other penthouse owners in the complex have added features such as outdoor kitchens, jacuzzis, and even saunas. The property also includes an underground parking space and a separate storage room. Residents enjoy access to beautifully landscaped gardens and a large communal pool. A five-minute walk brings you to local supermarkets, restaurants, and bars, making this a fantastic renovation project for holiday use or permanent living.

Summary:

Two-bedroom penthouse in gated Miraflores community

123m<sup>2</sup> wraparound terrace with panoramic Mijas mountain views

15-minute walk to El Bombo beach in La Cala

Spacious lounge, independent kitchen, two bathrooms (one ensuite)

Excellent renovation potential with strong ROI

Terrace ideal for outdoor kitchens, jacuzzi, or sauna

Includes underground parking and separate storage room

Communal gardens and large swimming pool

5-minute walk to shops, restaurants, and bars

Ideal for holiday home or full-time living in Costa del Sol

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