

# Benalmadena

## Duplex/Townhouse / Casa adosada

### €575,000

### Ref: X22550



4



4



240 m²



✓



✓



Consumption  
G

Emissions  
Applied for

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property  
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## Property Purchase Expenses

Property price .....	€575,000 (£494,788)
Transfer tax 7% .....	€40,250 (£34,635)
Notary fees (approx) .....	€750 (£645)
Land registry fees (approx) ...	€750 (£645)
Legal fees (approx) .....	€1,500 (£1,291)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,582)
Remainder of deposit to 10% .....	€54,500 (£46,897)
Final Payment of 90% on completion ....	€517,500 (£445,309)

\* 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

Located in one of the most prestigious urbanisations in Torrequebrada, this 4-bedroom, 4-bathroom townhouse offers an exceptional combination of privacy, views, and potential. Set within an exclusive, small community, this home enjoys a privileged position with panoramic sea and golf course views, just 1 km from the beach. The great location in a quiet, secure, and beautifully maintained community with lush gardens and a peaceful ambiance

This south-facing property is part of a highly regarded, low-density development in Torrequebrada – known for its tranquility, exclusivity, and excellent location. You're just minutes away from international schools, supermarkets, golf, and local amenities, making it ideal as a family home, or holiday property. Just a 5-minute walk to international schools, supermarkets, and the beach, and only 20 minutes from Málaga Airport and 30 minutes from Marbella, the home is perfectly situated for convenience and lifestyle.

Key Features:

4 generously sized bedrooms and 4 bathrooms, offering ample space for family living or guests

Private swimming pool and generous sun-soaked terraces with views – terraces require renovation but offer excellent potential

Spacious interior layout with abundant natural light – in need of some interior updating to reach its full potential

Private Turkish bath for wellness and relaxation at home

Solar panels for energy efficiency and lower running costs

Private garage with direct access

With its unbeatable views, modern features, and renovation potential, this townhouse is a unique opportunity to create your dream home in one of the Costa del Sol's most desirable locations.

The property requires some renovations to terraces and interiors, offering the perfect opportunity to personalize and add value.

Don't miss the chance to live in one of Torrequebrada's most sought-after locations — ideal as a family home, or holiday escape

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