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Duplex for sale in Málaga (Municipality)

1,480,000 €

Reference: R4774057 Bedrooms: 4 Bathrooms: 2 Plot Size: 256m² Build Size: 177m² Terrace: 59m²





Costa del Sol, Málaga (town)

IDRIS 6 VIEW With an unbeatable location, in a privileged area, next to Vithas Hospital and the Palacio Onieva and on the front line, with panoramic sea views, IDRIS VIEW was born. Located in a consolidated district, with all kinds of amenities and facilities, very well connected and within walking distance of the city centre, La Malagueta, Muelle Uno and Calle Larios and within the well-known Malaga neighbourhood "El Limonar" considered one of the best areas of the capital, where the experience of sailing on the Mediterranean is recreated, designing an emblematic building of new construction in the area. A project with only 4 boutique flats with terraces and/or garden and sea views. There are currently 2 available, with a modern and functional layout, large spaces and high quality, with 2 and 3 bedrooms. All flats include parking and storage (there is the possibility of purchasing a second parking space). A triplex is available for €1,555,000, with a large private garden surrounding the property, two bedrooms upstairs with sea views, and a semi-basement with natural light and ventilation where you can customise the rooms as you wish. With the possibility of installing a swimming pool in the garden and a private lift connecting the three floors, on request. The Duplex available at €1,550,000, is a 2-bedroom, 2-bathroom penthouse with a terrace on the ground floor and another on the roof of 45m²c, with the possibility of installing a jacuzzi on request and spectacular views of the bay making the property unique. Also included is a private multi-purpose room of about 23m²c, in the semi-basement, with natural light and ventilation, with the possibility of customising the use, e.g. gym, workspace, wine cellar, game room, cinema room..... Planning permission has already been granted, so work has already started and demolition work for the construction of the 4 dwellings has already been carried out. The estimated delivery date is the end of the second quarter of 2025. It is a project prepared by Fernando Pérez del Pulgar, with luxury finishes by Porcelanosa, whose interior design is prepared by La Albaida and in which you can personalise the home according to your own wishes. All you have to do is consult us, we are committed to studying all options, as we have already said. In the attached file, you can see several options for the distribution, but you can study other alternatives at your discretion. Contact us today for more information or to schedule a viewing, this can also be done virtually. At AbraCasaBra Real Estate, we don't sell houses, we realise dreams. All material is based on information AbraCasaBra Real Estate deems reliable, but because third parties have provided this information, AbraCasaBra Real Estate cannot guarantee its accuracy or completeness. This offer is subject to errors, omissions and price changes or withdrawal without notice. Availability after agreement. In accordance with the Junta de Andalucía 218/2005 decree of 11 October, clients are informed that the price excludes 10% VAT, property registration and notary fees. Brokerage fees are included.



Features:

Features	Orientation	Climate Control
Covered Terrace	South	Cold A/C
Lift	South West	Central Heating
Near Transport		U/F/H Bathrooms
Private Terrace		U/F Heating
Satellite TV		
Storage Room		
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
WiFi		
Utility Room		
Access for people with reduced mobility		
Gym		
Restaurant On Site		
Views	Setting	Condition
Sea	Beachside	Excellent
Panoramic	Close To Port	New Construction
Garden	Close To Shops	
Street	Close To Schools	
Beach	Close To Sea	
	Close To Town	
	Close To Marina	
	Beachfront	
	Front Line Beach Complex	
Pool	Furniture	Kitchen
Room for Pool	Optional	Fully Fitted
Garden	Security	Parking
Private	Gated Complex	Garage
Easy Maintenance	Alarm System	More Than One
	Entry Phone	Communal
		Street
Utilities	Category	
Electricity	Holiday Homes	
Drinkable Water	Investment	
Solar water heating	Luxury	
Telephone	New Development	
	Beachfront	