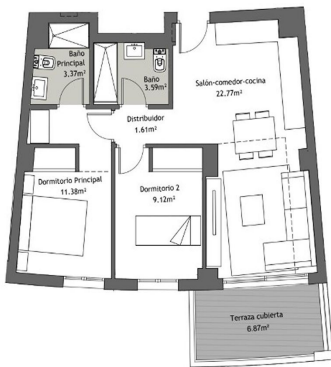




# Middle Floor Apartment for sale in Velez-Málaga

254,950 - 354,950 €

Reference: R5156917 Bedrooms: 2 Bathrooms: 2 Build Size: 84m<sup>2</sup> Terrace: 7m<sup>2</sup>



**AMBARHOMES**  
RESIDENCIAL

PORTAL 1 - P.SEGUNDA - LETRA B

Superficie Útil Interior	51.03 m <sup>2</sup>
Superficie Útil Exterior Cubierta	6.87 m <sup>2</sup>
Superficie Útil Exterior Descubierta	00.00 m <sup>2</sup>
Superficie Útil Total	57.91 m <sup>2</sup>
Superficie Construida con Z.C.C.C.	00.00 m <sup>2</sup>
Superficie Construida con Z.C.C.C.	63.98 m <sup>2</sup>

La superficie construida incluye el 100% de las superficies exteriores.

Superficie Útil Sin Boga 2192065	57.91 m <sup>2</sup>
Superf. Constr. Sin Boga 2192065	79.84 m <sup>2</sup>

ESCALA GRÁFICA

PARC.R-14 SECTOR SUP.VM-8  
VÉLEZ-MÁLAGA



---

## Costa del Sol East, Vélez-Málaga (town)

Discover your new home in Vélez-Málaga

Exclusive new-build development of 65 flats with swimming pool and communal areas.

Enjoy a modern and comfortable lifestyle in the expanding neighbourhood of Vélez-Málaga. This project consists of 65 homes with 1, 2 and 3 bedrooms, carefully designed for optimal comfort, functionality and quality of life.

### A prime location

Located in one of the most dynamic and fast-growing neighbourhoods of Vélez-Málaga, with excellent connections to schools, shopping centres, public transport and green areas.

### Space to enjoy

All flats feature smart layouts, spacious terraces and high-quality materials. In addition, the residence offers a communal swimming pool, landscaped gardens, play areas for children and relaxation areas for the whole family.

### Properties tailored to your needs

Whether you are looking for your first home, want to make an investment or are ready for a new place to live, this project offers a suitable solution with a variety of property types.

### Don't miss this opportunity!

Request more information today and secure yourself a home in one of the most promising areas of the eastern Costa del Sol.

All material is based on information that AbraCasaBra Real Estate considers reliable, but as this information has been provided by third parties, AbraCasaBra Real Estate cannot guarantee its accuracy or completeness.

This offer is subject to errors, omissions and price changes or withdrawal without prior notice. Availability subject to agreement. In accordance with Junta de Andalucía Decree 218/2005 of 11 October,



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Double Glazing  
Fitted Wardrobes  
WiFi  
Utility Room  
Barbeque  
Access for people with reduced mobility

Restaurant On Site  
Basement

### Views

Mountain  
Panoramic  
Country  
Garden  
Street  
Urban

### Pool

Communal

### Garden

Communal  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water  
Solar water heating

### CO2 Emission Rating

A

### Orientation

South

### Setting

Urbanisation  
Close To Shops  
Close To Schools  
Close To Sea  
Village

### Furniture

Not Furnished

### Security

Gated Complex  
Entry Phone

### Category

Reduced  
Holiday Homes  
Investment  
Luxury  
With Planning Permission  
New Development  
Off Plan

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent  
New Construction

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Communal

### Energy Rating

A