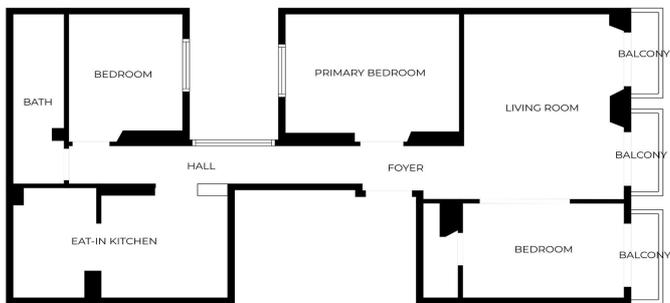




# Appartement au rez-de-chaussée à vendre à Málaga (Municipality)

495 000 €

Référence: R5182972 Chambres: 2 Bain: 1 Construite: 93m<sup>2</sup>



SIZES ARE APPROXIMATE, ACTUAL MAY VARY





## Costa del Sol, Málaga (town)

Imagine living in Málaga's historic center, on a wide and quiet street just a stone's throw from Calle Carretería. This apartment has something rare—a feeling of space, privacy, and uplifting light that fills every room. Step out onto any of the three sunny balconies; you'll sense the rhythm of the city, yet you're tucked away where calm and comfort reign.

Inside, everything just works. Two welcoming bedrooms set the tone for restful nights, while the living space, with those authentic wooden beams and a clever glass partition, adapts perfectly to life's needs—working from home, hosting friends, or simply enjoying a slow morning in your kitchen nook. It's all move-in ready, styled with Scandinavian simplicity and Andalusian warmth.

The tourist license? That's your ticket to real income—think strong demand, year-round bookings, and yields consistently above 5%. With professional rental management, those returns can climb even higher, fuelling effortless profitability while you relax. The numbers speak for themselves: solid returns, steady occupancy, and all without the usual hassle.

All of this, set within a classic 1880 building, right on the doorstep of Málaga's cathedral, the city's best shops, and unbeatable restaurants. You get the sense of a world at your feet, but with the quiet privacy of home when you want it most.

It's a rare mix: heritage, income, and lifestyle—wrapped up in one address. If you're ready to talk numbers, tour the space, or just see how it feels, I'll make it easy for you. In Málaga's center, properties like this don't wait around.



## Spécification:

### Caractéristiques

Près du transport

Double vitrage

Armoires encastrées

Près de l'église

### Vues

Rue

### Meubles

Entièrement meublé

### Orientation

Sud-ouest

### Paramètre

Près du port

Proche des magasins

Près des écoles

Près de la mer

Ville

### Cuisine

Entièrement équipée

### Contrôle du climat

Climatisation

### Condition

Récemment rénové

### Catégorie

Réduite

Maison de vacances

Investissement

Marchander