



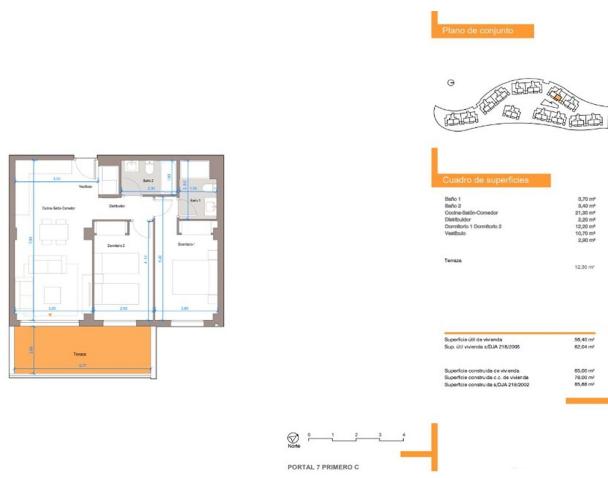
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Middle Floor Apartment for sale in Caleta de Vélez

265,500 €

Reference: R5251399 Bedrooms: 2 Bathrooms: 2 Build Size: 78m² Terrace: 13m²



Plano de conjuntos

Cuadro de superficies

| | |
|----------------------|----------------------|
| Baño 1 | 3,75 m ² |
| Baño 2 | 3,40 m ² |
| Cocina-Salón-Comedor | 18,30 m ² |
| Dormitorio 1 | 12,00 m ² |
| Dormitorio 2 | 12,00 m ² |
| Vestidor | 1,20 m ² |
| | 1,20 m ² |
| Terraza | 12,20 m ² |

| | |
|--|----------------------|
| Superficie útil de vivienda | 55,45 m ² |
| Sup. útil vivienda eB20/2009 | 62,24 m ² |
| Superficie construida c.c. de vivienda | 65,00 m ² |
| Superficie construida c.c. de vivienda eB20/2009 | 70,00 m ² |

Terraza

12,20 m²

62,24 m²

70,00 m²

65,00 m²

70,00 m²

PORTAL 7 PRIMERO C



Costa del Sol East, Caleta de Vélez

Discover Célere Baviera Golf, an exclusive and secure residential complex located directly on the prestigious Baviera Golf Course, with perfect access to the A-7 Costa del Sol motorway. Located less than 30 minutes from both Málaga International Airport and the bustling city centre, this project offers a unique combination of tranquillity, comfort and accessibility. Just a few minutes away, you will find a wide range of amenities: shopping and leisure centres, supermarkets such as ALDI, restaurants, boutiques – and what's more, the beach is less than 2 km away. Célere Baviera Golf III consists of 154 modern two- and three-bedroom apartments spread over nine stylish buildings. All properties have their own parking space and storage room. We currently have only 2 units for sale, but in January 2026 we will have more than 20 units available. The starting price for the units will be approximately €250,000. Phase I: 54 homes Phase II: 100 homes. Thanks to the natural characteristics of the terrain and a well-thought-out architectural design, the homes are spacious, light and harmoniously laid out – with generous terraces or gardens. Some of the flats are south-facing and offer stunning sea views. All homes are finished with top-quality materials and offer various customisation options, so that every owner can create their ideal home. The complex also has extensive communal facilities, including: - Beautifully landscaped gardens - A communal swimming pool - Modern gym - Exclusive gourmet room. Célere Baviera Golf is a unique opportunity to invest in comfort, luxury and quality of life on the Costa del Sol – now available for pre-sale. Contact us today for more information or to schedule a viewing, which can also be done virtually. 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, customers are informed that the price does not include 10% VAT, property registration and notary fees. Estate agent fees are included.



Features:

| Features | Orientation | Climate Control |
|---|------------------|------------------|
| Covered Terrace | South | Air Conditioning |
| Lift | | Cold A/C |
| Near Transport | | Hot A/C |
| Private Terrace | | Central Heating |
| Satellite TV | | |
| Storage Room | | |
| Ensuite Bathroom | | |
| Double Glazing | | |
| Fitted Wardrobes | | |
| WiFi | | |
| Utility Room | | |
| Barbeque | | |
| Fiber Optic | | |
| Access for people with reduced mobility | | |
| Near Church | | |
| Restaurant On Site | | |
| Basement | | |
| Views | Setting | Condition |
| Sea | Commercial Area | Excellent |
| Mountain | Beachside | New Construction |
| Panoramic | Close To Golf | |
| Country | Close To Port | |
| Garden | Urbanisation | |
| Pool | Close To Shops | |
| Urban | Close To Schools | |
| Golf | Close To Sea | |
| | Close To Town | |
| | Village | |
| | Close To Marina | |
| | Beachfront | |
| | Frontline Golf | |
| | Marina | |
| Pool | Furniture | Kitchen |
| Communal | Not Furnished | Fully Fitted |
| Garden | Security | Parking |
| Communal | Gated Complex | Underground |
| Easy Maintenance | Entry Phone | Garage |
| | | Covered |
| | | Communal |
| Utilities | Category | |
| Electricity | Holiday Homes | |
| Drinkable Water | Investment | |
| Solar water heating | Luxury | |
| | Cheap | |



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With Planning Permission
Beachfront
Golf