



# Ground Floor Apartment for sale in Málaga (city), Málaga

895,000 €

Reference: SP1090 Bedrooms: 2 Bathrooms: 2 Build Size: 128m<sup>2</sup> Terrace: 1m<sup>2</sup>





## Costa del Sol, Málaga (city)

Modern Luxury in a Historic Setting: Exclusive Homes in El Limonar, Malaga

Unique Residential Project in One of Malaga's Most Prestigious Areas

Located in El Limonar, one of the most exclusive and sought-after neighbourhoods in Malaga city, this new luxury residential project offers 18 premium homes distributed across four buildings, three of which have been restored with a focus on historical conservation and one of which is newly built. Just 200 metres from the beach and 10 minutes from the historic centre of Malaga, this enclave offers an unbeatable combination of tradition, modern comfort and quality of life by the sea.

1 to 4-bedroom homes with private areas and panoramic views

The residential complex includes 1, 2, 3 and 4 bedroom options, all designed with high-end materials and a choice of models with generous outdoor spaces, panoramic windows, jacuzzis and private pools, all designed to enjoy the Mediterranean climate in complete privacy.

Premium Communal Areas for an Exceptional Lifestyle

Residents will be able to enjoy multiple communal areas such as:

Two communal swimming pools with sea views

Chill-out area and rooftop with social areas

Fully equipped gym

Electric charging stations in private car park (optional in some units)

Storage rooms included in some units and optional in others.

These facilities are designed to offer well-being, comfort and exclusivity in everyday life.

Architecture with History and Cutting-Edge Design

Three of the buildings have been renovated by heritage conservation experts, maintaining the original architectural elegance of El Limonar. This fusion of tradition and modernity makes the project a real estate gem in the heart of Malaga.

The homes are delivered with:

Porcelanosa materials in floors, bathrooms and kitchens

Appliances included

Parking space and storage room in some units (optional in others)

Privileged Location in Malaga City

This exclusive development is close to all the amenities necessary for a comfortable lifestyle:

La Caleta Beach - 0.2 km

Malaga City Centre - 3 km

Malaga International Airport - 12 km

El Candado Golf Course - 6 km

Port of Malaga - 4 km



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Muelle Uno Shopping Centre – 3.5 km

Invest in quality of life on the Costa del Sol

Don't miss the opportunity to live in one of the most distinguished areas of Malaga, with immediate access to the beach, first-class services and a luxury residential environment. Contact us today for more information or to schedule a visit to this exclusive project in El Limonar.

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## Features:

### Features

Communal Pool

Parking

Private Pool

Pool

Open Views

Golf

Beach

Urban

Garden Views

Garage

Village Views

Sea Views

Countryside

First Line

Pool Views

**Energy Rating**

B

### Views

Sea Views

Panoramic Views

**CO2 Emission Rating**

B

### Setting

Beachside

Beachfront

Town