

■■■■■■■■■■:El Higuerón, between Benalmádena and Fuengirola

Discover the jewel of El Higuerón in a luxurious setting! This spectacular 3-bedroom penthouse offers you an unrivalled living experience:

On one floor.

Two parking spaces and a storage room included in the price.

On one floor

- Bedrooms: 3 spacious bedrooms designed with elegance and comfort in mind.
- Bathrooms: 2 modern bathrooms for maximum comfort, one en suite.
- Jacuzzi: Relax in your own private jacuzzi on the large terrace, perfect for hours of enjoyment.
- Kitchens: Fully equipped indoor kitchen with state-of-the-art appliances and outdoor kitchen ideal for enjoying al fresco dining.
- Orientation: South and east, ensuring natural light throughout the day and spectacular sea views.

Surroundings:

- Views: Enjoy formidable sea views, a true visual wonder from your own terrace, and mountain views.
- Proximity: A short distance from the airport, the beach and all amenities. Perfect for those who want to be close to the action but in a quiet and exclusive environment.

Residential amenities:

- Swimming pools: 2 magnificent infinity pools to cool off on the hottest days.
- Gym: Fully equipped gym to keep you in shape without leaving home.
- Coworking: Modern coworking area for productive working from home.

This penthouse is perfect for those looking for exclusive living in a prime location. Don't miss the opportunity to live in a first-class environment with all the amenities you could wish for.

Contact us for more information or to schedule a viewing!

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Transparency and Breakdown of Costs Clause (Law 10/2025) SALE PRICE: 1.395.226,40 € In compliance with the information obligations established under Law 10/2025, of 28 December, on customer service and transparency, as well as the applicable sector-specific regulations, it is hereby stated that the price indicated does not include the costs and taxes inherent to the acquisition, which are broken down as follows: Value Added Tax (VAT): The applicable tax rate in force shall apply (10%) (125.470 €). The tax is levied on the Cadastral Reference Value or the sale price, whichever is higher. Stamp Duty / Documented Legal Acts Tax (IAJD): The applicable tax rate in force in the Autonomous Community of Andalusia shall apply, generally 1.2% (15.056,40 €), without prejudice to reduced rates of 1%, 0.3% and 0.1%. The tax is levied on the Cadastral Reference Value or the sale price, whichever is higher. Notary Fees: Notarial fees shall be calculated in accordance with the official tariff regulated in Annex I of Royal Decree 1426/1989, of 17 November, approving the Notarial Tariff. Land Registry Fees: Registration with the Land Registry shall be charged according to the official tariff established in Annex I of Royal Decree 1427/1989, of 17 November, approving the Notarial Tariff. Administrative Management Fees (Gestoría): The fees for administrative processing cannot be calculated in advance for objective reasons. Seller's Agency Fees: included in the PVP. Buyer's Agency Fees: It is hereby stated that, where applicable, professional fees may be payable by the purchaser in those cases where property search mandate services have been contracted, namely PSI, Personal Shopper Inmobiliario. NOT LINKED TO THE PURCHASE PRICE. For comprehensive information on the operation of IAJD in Andalusia, including standard and reduced tax rates, please consult the official portal of the Tax Agency of the Regional Government of Andalusia at the following link:
<https://www.juntadeandalucia.es/organismos/economiahaciendayfondoseuropeos/areas/tributos-juego/tributos/paginas/impue>

