



## Townhouse for sale in Los Boliches, Fuengirola

525.000 €

Reference: R5201356 Bedrooms: 3 Bathrooms: 2 Build Size: 125m<sup>2</sup> Terrace: 90m<sup>2</sup>





## Costa del Sol, Los Boliches

If you are looking to live in the heart of Los Boliches, in a recently renovated, bright and move-in-ready home within a gated community with a communal swimming pool, this is your opportunity. Located in the well-known Pueblo Cristina complex, one of Fuengirola's most sought-after residential areas due to its tranquillity and unbeatable location, this property perfectly combines comfort, privacy and contemporary style. The house offers 125 m<sup>2</sup> of built area, thoughtfully distributed over three floors: On the ground floor, you will find a modern fully-fitted kitchen, a spacious living-dining area with direct access to the terrace. The first floor comprises three bright bedrooms, one of them with an en-suite bathroom, plus a second full bathroom. The top floor features a large private solarium, ideal for enjoying the sun all year round, relaxing, or creating your own chill-out space. The property has been fully refurbished, including kitchen, bathrooms, carpentry and finishes, achieving a modern and cosy atmosphere. It is delivered fully equipped and ready to move in, with quality materials and attention to detail throughout. Main features: ? 3 bright and spacious bedrooms ? 2 full bathrooms + 1 guest toilet ? 125 m<sup>2</sup> built area ? Private terrace and rooftop solarium ? Storage room included ? Communal swimming pool ? South-facing orientation ? Secure and peaceful gated community ? Only a 5-minute walk from the train station and the beach ? Close to schools, supermarkets and all essential services An ideal opportunity for those seeking a family home or second residence by the sea, in a consolidated area with excellent transport links, high rental demand and great long-term value. ??? Location: Avenida de Acapulco 8, Los Boliches – Fuengirola (Málaga) ??? In accordance with Decree 218/2005 of the Andalusian Regional Government dated 11 October, notary fees, land registry fees and ITP (property transfer tax) are not included in the sale price.



## Features:

### Caratteristiche

Vicino ai mezzi di trasporto  
Terrazza privata  
Pavimenti in marmo  
Armadi a muro

### Condizione

Eccellente  
Recentemente rinnovato

### Cucina

Completamente arredata

### Valutazione energetica

D

### Orientamento

Sud

### Piscina

Condominiale

### Sicurezza

Complesso residenziale privato  
Sistema di allarme

### Valutazione delle emissioni di CO2

E

### Collocamento

Area commerciale  
Zona urbana  
Vicino al mare  
Vicino ai negozi  
Vicino alla città  
Vicino alle scuole

### Mobilia

Parzialmente arredato

### Categoria

Distressed