



# Tussenverdieping Studio te koop in Fuengirola, Fuengirola

**110.000 €**Referentie: R4846117 Badkamers: 1 Perceelgrootte: 20m<sup>2</sup> Terras: 3m<sup>2</sup>



## Costa del Sol, Fuengirola

PLEASE READ THE DESCRIPTION. PROPERTY WITH A FIXED RETURN OF 5%, WITH SPECIAL CONDITIONS, NOT FOR PRIVATE USE.

This studio in Hotel el Puerto is not just a property, but a strategic option for those looking to diversify their investment portfolio. With a fixed return of 5%, you can have peace of mind knowing that your investment will generate consistent income. This is especially attractive in the current context, where financial stability is key.

It is important to highlight that this property is specifically designed to be EXPLOITED BY HOTEL EL PUERTO, which means that YOU WILL NOT BE ABLE TO USE IT AS A PRIVATE RESIDENCE. However, this also has its advantages: the hotel takes care of the complete management of the property, including administration, maintenance, and all associated costs such as electricity, water, and community fees. This allows you to enjoy an investment without the complications that often come with being a property owner.

The studio has a built area of 20 square meters, making it ideal for tourists looking for a comfortable and well-located getaway. Additionally, it features a private bathroom and centralized air conditioning, ensuring that guests have a pleasant experience during their stay. The views of the sea and the mountains are a great attraction, which can increase demand and, therefore, the profitability of your investment.

The lease contract is automatically renewed, providing you with additional security regarding the continuity of your income. This means you won't have to worry about finding tenants or managing bookings, as the hotel takes care of everything; the income you receive is always the same and does not fluctuate.

WE CURRENTLY HAVE 4 PROPERTIES AVAILABLE FOR SALE WITH THESE CHARACTERISTICS:

- Studio 509 located on the 7th floor, Sancho Panza building, facade of C/ Oviedo/ Paseo Maritimo/ Moncayo/ Jacinto PRICE €195,000 ANNUAL PROFITABILITY: €8,814.44
- Studio 726, 9th floor, Don Quijote building, facade of Paseo Maritimo PRICE: €110,000 ANNUAL PROFITABILITY: €4,737.03
- 1125, 13th floor, Quijote building, facade of Paseo Maritimo PRICE €115,000 ANNUAL PROFITABILITY: €5,176.80
- 1523, 17th floor, Quijote building, facade of Paseo Maritimo (SOLD)

If you are interested in obtaining more information, please do not hesitate to contact us. We are here to answer any questions you may have!



## Kenmerken:

Extra's	Zonorientatie	Klimaatbeheersing
Tillen	Oosten	Airconditioning
Nabij vervoer	zuiden	Vooraf geinstalleerde A/C
Privé Terras	Zuidoost Zonoriëntatie	Koude A/C
Ensuite badkamer		Warme A/C
Dubbele beglazing		
Personnel accommodation		
Buurt van een kerk		
Optische vezel		
Access for people with reduced mobility		
<b>Uitzicht</b>	<b>Ligging</b>	<b>Huidige Staat</b>
Zeezicht	Dicht bij strand	Uitstekende conditie
Mountain Bekijken	Urbanisatie	Onlangs gerenoveerd
Weids	Dichtbij zee	
uitzicht op het strand	Dichtbij stad	
Port Bekijken	Eerstelijns strand	
Urban Bekijken	Stad	
<b>Zwembad</b>	Eerste lijn strandontwikkeling	<b>Beveiliging</b>
Gemeenschappelijk zwembad	Meubilering	Omheind complex
	Volledig gemeubileerd	24 -uurs beveiliging
		Elektrische rolluiken
		Deurbel met intercom
<b>Voorzieningen</b>	<b>Categorie</b>	
Elektriciteit	Investering	
Drinkwater	Aan zee	