HI HOMES

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Ground Floor Apartment for sale in Mijas Costa, Mijas

318,000 €

Reference: R5423914 **Bedrooms:** 2 **Bathrooms:** 2 **Build Size:** 84m^2











Costa del Sol, Mijas Costa

Spacious apartment with a large terrace, pool, and parking in Riviera del Sol (Mijas)

If you're looking for space, comfort, and quality of life on the Costa del Sol, you'll love this home. Located in the well-known Riviera Park development in Riviera del Sol, this apartment has everything you need for both year-round living and vacation getaways.
The apartment features 2 bedrooms and 2 bathrooms, with a very comfortable and functional layout, ideal for families, couples, or even as an investment. The master bedroom has its own en suite bathroom, offering privacy and comfort.
One of its major attractions is its spacious terrace, perfect for enjoying the Mediterranean climate all year round: breakfast in the sun, al fresco dinners, or simply relaxing.
???? Also includes:
Parking space
Storage room, ideal for extra storage
???? Community with excellent common areas:
Well-maintained gardens
Two large swimming pools, perfect for enjoying in the summer
Located in a quiet yet well-connected area, just minutes from the beach, golf courses, and all amenities, this apartment perfectly combines relaxation and comfort.

???? A perfect opportunity to enjoy the Mediterranean lifestyle or make a highly profitable investment.

Estimated expenses to be paid by the buyer: The purchase is subject to the Property Transfer Tax (ITP) (Law 5/2021 on Assigned Taxes), for which the maximum general rate is 7%. The taxable base will be the higher of the price stated in the deed and the cadastral reference value (Art. 10 TRLITPAJD). Reduced rates may apply depending on the buyer's personal circumstances. The costs of the notarial deed and registration with the Property Registry are governed by official fee schedules (Royal Decree 1426/1989) and (Royal Decree 1427/1989), respectively. Estimated costs range from €500 to €2,000 for notary fees and from €250 to €1,500 for registry fees. Administrative agency (if hired voluntarily, fees are unregulated): Estimated between €300 and €500. Municipal capital gains tax (IIVTNU) is payable by the seller (Art. 104 TRLRHL). Estimated total cost to the buyer: €349.800. This estimate is for guidance only and is provided in accordance with Art. 20.1.c) TRLGDCU. The final amount will depend on the specific circumstances of the transaction and the buyer. Brokerage fees are paid by the seller.VGC

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Features:

Features
Storage Room
Marble Flooring
Wood Flooring

Orientation
East

Climate Control
Central Heating

Condition
Fair

Furniture
Part Furnished

Kitchen
Fully Fitted

Security
Alarm System

Parking
Garage

Utilities
Drinkable Water

CO2 Emission Rating
E

Energy Rating
E