






## 3 bedroom Apartment for sale in La Herradura, Granada

248,000€

Discover your ideal home in La Herradura! This impressive property of 115 m<sup>2</sup> constructed area has 3 bedrooms and 2 bathrooms and is in an excellent state of conservation. Can you imagine waking up every morning with spectacular sea and mountain views? Here, you can make it come true. Fully furnished with new appliances and kitchenware, this flat is ready to move into. It also has a parking space included in the price and easy access via two lifts. Located in a quiet area, only 5 minutes drive from the beach, the property offers a life full of amenities. Enjoy your free time in the private swimming pool, in the barbecue area or in the children's play area and playground for adults that you will find nearby. The terrace and balcony will provide you with unforgettable moments with their wonderful views. Built in 2007, the property offers hot/cold pump heating and air conditioning, ideal for climate comfort in all seasons. Being on the 1st floor and exterior, the south and west orientation ensures excellent natural light. It has a tourist licence for rental, with a yield of over 7%, which also makes it an excellent investment.

-  3 bedrooms
- ☒ Alarm System
- ☒ Courtesy Bus
- ☒ Entry Phone
- ☒ Fitted Wardrobes

-  2 bathrooms
- ☒ Barbeque
- ☒ Electricity
- ☒ Excellent

-  112m<sup>2</sup> Build size
- ☒ Air Conditioning: Yes
- ☒ Ensuite Bathroom
- ☒ Fiber Optic