

## Apartment for sale in Cancelada, Costa del Sol

2 Bedrooms | 2 Bathrooms | 149 m<sup>2</sup> Interior | 70 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 442 IBI | € 120 Rubish tax | € 3,168 Community fees



### Property Description

Well-presented east-facing two-bedroom ground floor apartment located in the popular gated community of Miradores del Sol, ideally situated in Cancelada and within close proximity to the beach, shops, restaurants, and all essential amenities. The property offers a comfortable and functional layout, featuring a bright living and dining area with access to the terrace and private garden; a master suite; guest bedroom; guest bathroom; fully fitted kitchen with a separate laundry area; private rear patio; and direct access from the private garden to the communal areas. Residents of Miradores del Sol benefit from excellent communal facilities, including a large swimming pool, two jacuzzis, and a children's playground, all set within beautifully maintained gardens. Other features include hot and cold air conditioning, underfloor heating throughout, a private parking space, and a storeroom.

A fantastic property for year-round living or a rental investment opportunity, with short-term rentals approved by the community.