

Apartment for sale in San Pedro de Alcántara, Costa del Sol

3 Bedrooms | 2 Bathrooms | 94 m² Interior | 19 m² Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes
€ 910 IBI | € 66 Rubish tax | € 1,980 Community fees



Property Description

Modern apartment in prime location with tourist license

Are you looking for a modern apartment in a prime location, offering low maintenance, strong energy efficiency, and excellent investment potential?

This contemporary property in the highly sought-after residential community of Los Arqueros Beach in San Pedro de Alcántara offers the ideal combination of a comfortable holiday home and a high-performing rental investment.

The Property

- 3 bedrooms and 2 bathrooms, including a master bedroom with en-suite bathroom
- Stylish open-plan kitchen and living area with a clean, modern design
- West-facing terrace, ideal for enjoying evening sun and sunset dining
- Air conditioning (hot and cold)
- Built-in wardrobes
- Separate laundry room adjacent to the kitchen

- Lift access in the building
- Private parking space in a secure underground garage
- Communal swimming pool and separate children's pool
- 94 m² of enclosed built-up area and 19 m² of terrace

The property enjoys a prime central location within easy walking distance of restaurants, shops, pharmacies, the boulevard, and the charming town centre of San Pedro de Alc ntara. It is also just a short cycle or drive from Puerto Ban s, famous for its luxury marina, vibrant nightlife, and designer boutiques. The San Pedro beachfront promenade is within walking distance, placing the home in one of the most desirable and in-demand areas of the Costa del Sol. The surroundings are ideal for walking, outdoor exercise, beach life, and an active lifestyle, with several child-friendly parks nearby, making the property perfectly suited for families, visiting grandchildren, and both short- and long-term rentals.

Key Advantages

- Valid tourist rental license, allowing for legal short-term rentals with year-round demand
- Energy-efficient hot water system using solar panels combined with electric backup, ensuring reliable capacity and reduced energy costs
- Modern ventilation system providing a healthy indoor climate year-round; the apartment never feels damp or closed, even after extended periods of non-use
- Communal swimming pool open year-round, a significant advantage for rental appeal and a rare feature in many urban developments in Spain
- High demand location among both permanent residents and holidaymakers, supporting stable and attractive rental income
- Well-maintained and recently upgraded community, with all buildings freshly painted, presenting a modern and well-kept appearance

This property is an excellent choice for buyers seeking a secure, low-maintenance, and profitable investment — without compromising on location, comfort, or lifestyle.

Do not miss this opportunity!