

## apartment for sale Mogán, Área Sur



We are pleased to welcome you to this charming, bright and well-laid-out apartment located in one of the most sought-after areas of Puerto de Mogán, just about 100 metres from the beach and only a pleasant two-minute walk from the sea. The location is unbeatable: central yet quiet, with easy access to the village's charming streets, restaurants and marina, while offering a relaxed and enjoyable atmosphere.~~The property has two bedrooms and stands out for its excellent natural light and carefully designed layout, making it comfortable and welcoming. It is located in a very attractive and highly regarded community with a communal swimming pool, where properties rarely come onto the market, reflecting its high demand and long-lasting popularity. The property also includes a private parking space and a large storage room of approximately 24 m2, an uncommon added value that provides a high level of comfort and functionality.~~Puerto de Mogán, known as "Little Venice", is one of the most beloved coastal villages in Gran Canaria and has for years attracted people from all over Europe thanks to its picturesque surroundings, colourful architecture, flower-filled balconies and a relaxed yet sophisticated atmosphere. The village offers a well-maintained beach, a charming marina and a lively but harmonious local life, along with an especially pleasant microclimate, with many hours of sunshine throughout the year and mild temperatures.~~Gran Canaria is renowned for its stable and mild climate all year round, excellent connectivity and high quality of life. The island offers a unique combination of landscapes, beaches and culture, making it one of Europe's most highly valued destinations to enjoy time and time again.~~###Layout~Two bedrooms, bathroom, living room, kitchen and terrace~~###Legal notice~The published floor plan should be considered as a non-binding sketch and not as an exact representation of the physical reality of the property; inaccuracies in the layout and measurements may exist.~~The price does not include taxes and purchase costs. The most important are the Property Transfer Tax (6.5%), as well as Notary, Land Registry and administrative fees. These usually amount to approximately 8–10% of the purchase price, although we will provide a detailed estimate for each specific property you are interested in.

### property details

Spanishestate  
id:  
reference::

**6333058**  
**06057-CA**

### contact

real estate agent:  
name:  
spreek:

**Cardenas Inmobiliaria**  
**Lucy Evans**  
**not available**

close to/ located: **Mogán**  
region: **Área Sur**  
property type: **apartment**  
rooms: **2**  
property surface: **57 m2**  
surface plot: **- m2**  
price: **€ 415.000**

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