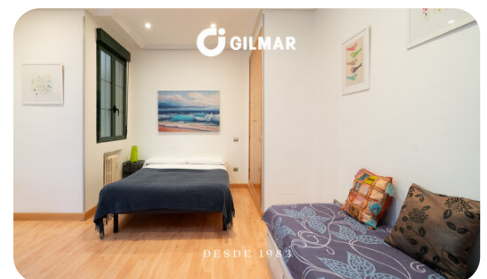


# Apartment for sale in Malasaña - Madrid

Malasaña, Madrid

Reference: 209603



1,150,000 €

11,275 €/m²



102 m²



3 (3+0)



3 (3+0)



No

## Description

GILMAR PRESENTS THIS INVESTMENT OPPORTUNITY IN THE HEART OF MADRID: NEXT TO PLAZA DE CALLAO AND GRAN VÍA

This unique property, located in the heart of the Malasaña neighborhood, represents an excellent investment opportunity in one of the most vibrant and sought-after areas of central Madrid. With a constructed area of 102 m², the home has been divided into three independent apartments, each with its own bedroom and bathroom. Ideal for those seeking high rental returns as well as those looking to renovate and personalize a property with enormous potential.

Built in 1934, the building retains the charm of the

area's traditional architecture, although this particular apartment requires a complete renovation, allowing you to adapt it to the needs of the current market or your own tastes. Although the property does not have an elevator, its privileged location and bright light more than make up for this.

Malasaña is one of Madrid's most iconic and dynamic neighborhoods, known for its vibrant cultural life, extensive culinary offerings, and bohemian atmosphere. Just steps from Gran Vía and Plaza de Callao, you'll be in the epicenter of the city. The area also has all the necessary services: supermarkets, convenience stores, health centers, and a rich educational offering.

## Description

The location is perfectly connected to the rest of the city thanks to metro lines **1, 3, AND 5** (nearby stations such as Callao, Tribunal, and Noviciado) and several bus lines, such as **001, 44, 75, AND M2**, which will allow you to easily travel around Madrid. You also have access to the commuter rail network from Sol station, just over a 10-minute walk away.

This property is a unique opportunity for those looking for a property in one of Madrid's most desirable areas. Its current layout, divided into three apartments, is perfect for tourist or mid-stay rentals, a highly sought-after option in the area. Furthermore, its price per square meter is in line with the market, ensuring attractive returns in the medium and long term.

Since 1983, at GILMAR we have helped our clients find their dream home or the perfect investment. With more than 40 years of experience in the sector, our commitment is to offer you a personalized and professional service, tailored to your needs. We have a team of experts in every area of Madrid to guarantee you the best advice.

If you would like more information about this property, contact our team at the Centro office, located at Plaza de Herradores, 4. Call us at 91 119 99 99 or send us an email to [centro@gilmar.es](mailto:centro@gilmar.es). Please provide us with the reference number 209603 so we can assist you more efficiently. Don't miss out on this investment opportunity!

## Photographs





## Location and points of interest



The property location is approximate. Contact us for more information.