

Apartment to rent in Puerta del Ángel - Madrid

Puerta del Ángel, Madrid

Reference: 222380



2,600 €

20 €/m²



132 m²



3 (3+0)



2 (2+0)



No



Yes

Description

Located in Madrid, in the iconic Puerta del Ángel area near the Glorieta Puente de Segovia, in the Latina district, this property presents an excellent opportunity for those seeking a spacious, bright home with a prime location just minutes from the city center.

This is an exterior-facing apartment with 132 m² of built area, notable for its spaciousness, abundant natural light, and comfortable, functional layout. It features a large living-dining room with oversized windows that provide continuous brightness throughout the day and direct access to a pleasant terrace of approximately 12 linear meters, ideal for outdoor enjoyment. The kitchen is fully equipped and ready for daily use, boasting a modern and

functional design.

The apartment comprises three bedrooms, one of which accommodates a double bed, all generously sized and equipped with large-capacity wardrobes designed for comfort and versatility. There are two full bathrooms: one with a bathtub and double sinks, and the other en suite in the master bedroom, offering greater privacy and convenience.

The property exudes a modern and cozy ambiance, featuring contemporary, well-maintained finishes, large windows, and optimal orientation to ensure natural light in the primary living spaces.

The area offers a wide range of services, shops,

Description

supermarkets, dining options, and all the essentials for daily living. It is also a short distance from green spaces such as Madrid Río and Casa de Campo, perfect for outdoor leisure.

As for transportation, the property enjoys excellent public transport connections, with several bus lines at the Glorieta and nearby metro stations that provide quick access to Madrid's city center and other areas. Additionally, there is easy access to the M-30, facilitating mobility.

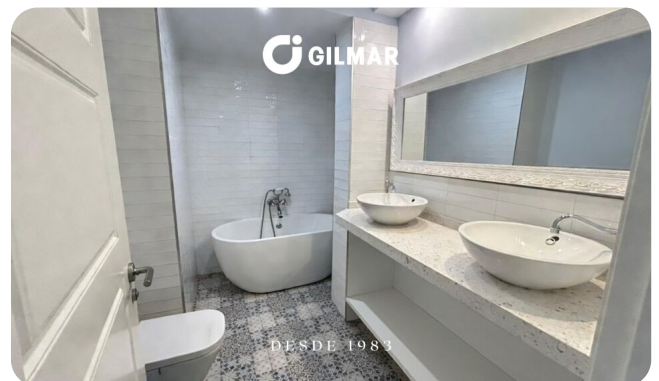
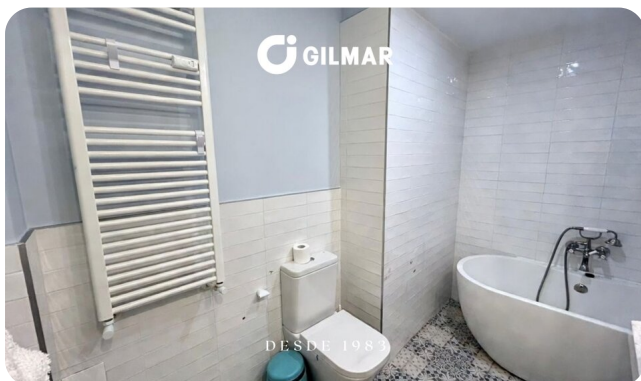
Financial Terms and Requirements: -

MONTHLY RENT: €2,600 - **COMMUNITY FEES AND PROPERTY TAX (IBI):** Included - **UTILITIES**

(ELECTRICITY, WATER, GAS, AND URBAN WASTE FEES): Tenant's responsibility - **LEGAL DEPOSIT:** 1 month's rent in accordance with the Urban Leasing Law - **ADDITIONAL GUARANTEE:** 1 month's rent - **ECONOMIC SOLVENCY:** Documentation required to formalize the rental agreement - **CONTRACT:** Long-term residential lease in compliance with current legislation

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Photographs





Location and points of interest



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