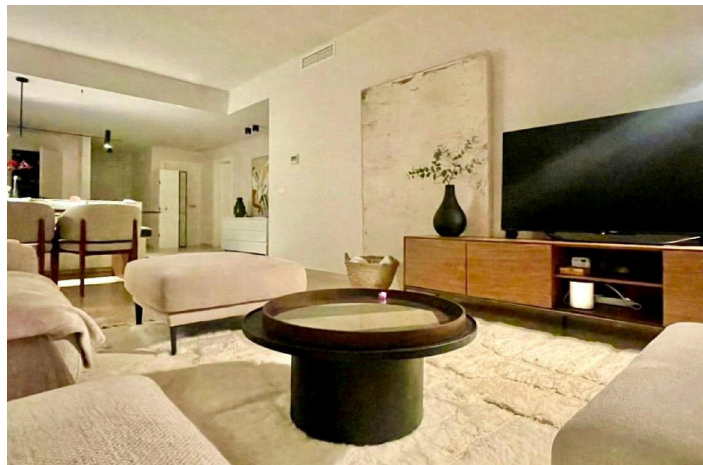
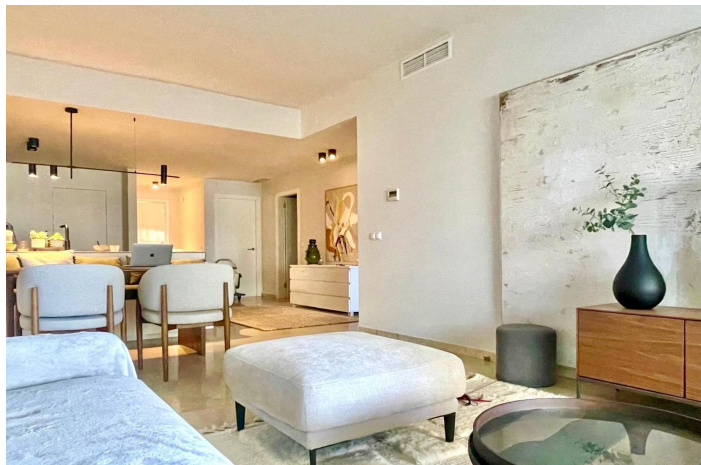




## Wohnung im Erdgeschoss zum Verkauf in Manilva, Manilva

389.000 €

Referenz: R5121505    Schlafzimmer: 2    Badezimmer: 2    Garten: 120m<sup>2</sup>    Terrasse: 21m<sup>2</sup>





## Costa del Sol, Manilva

Renovated apartment with panoramic views of the sea, Gibraltar, and the African coast 🌊 A refined property, designed to fully enjoy life by the sea, all year round. This 121 m<sup>2</sup> apartment, including a 21 m<sup>2</sup> terrace, has been renovated with quality materials and tastefully furnished. From the entrance, you can feel the attention to every detail: harmonious layout, smooth flow, and modern comfort. The spacious living room opens onto a southwest-facing terrace, transformed into a true additional living space thanks to the “cortinas de cristal” – frameless glass curtains. These adjustable panels allow you to enjoy the terrace year-round: fully open in summer, partially or fully closed depending on the season. The terrace, slightly elevated to preserve the view even while seated, offers a breathtaking panorama of the Mediterranean, the Rock of Gibraltar, and the Moroccan coastline – all while maintaining privacy thanks to a discreet low wall. The brand-new high-end Italian kitchen combines design and functionality: stone countertop and backsplash, all lower cabinets with drawers, etc. It opens onto a fully equipped laundry room with custom-built cabinets, providing practical and stylish storage – a rare feature in properties of this kind. In the sleeping area, two comfortable bedrooms with built-in wardrobes and two bathrooms (one en suite) complete the home. The marble flooring adds to the timeless elegance throughout. 🌊 The residential complex is quiet and secure. It features a large swimming pool surrounded by lawn, with sun loungers and umbrellas, as well as a paddle court. 🌊 The property is sold with an underground parking space and a spacious storage room – ideal for seasonal equipment or extra storage. 🌊 Just 1 km from the sea on foot, 3 km from the chic and lively Sotogrande marina, 3 km from Puerto de la Duquesa, and within immediate reach of world-renowned golf courses (Valderrama, La Reserva, etc.). Shops, restaurants, and services are only minutes away. 🌊 A rare and versatile opportunity: This apartment is perfectly suited for year-round living, a luxury second home, or as a seasonal rental investment (active tourist license). Comfort, views, and elegance come together effortlessly. Tastefully furnished and move-in ready.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
Aufzug  
Private Terrasse  
Lageraum  
Badezimmer  
Marmorböden  
Doppelverglasung  
Einstellungsschränke  
Paddel -Tennis  
Versorgungsraum  
Keller  
Glasfaser

### Ansichten

Meer  
Panorama  
Land

### Pool

Gemeinschaft

### Sicherheit

24 -Stunden -Sicherheit

### Orientierung

Südwesten

### Einstellung

Urbanisierung  
In der Nähe von Geschäften  
In der Nähe der Stadt  
In der Nähe von Schulen

### Küche

Voll ausgestattet

### Parken

Unterirdisch

### Klimakontrolle

Klimaanlage  
Kalte a/c  
Heiße A/C.

### Zustand

Exzellent  
Kürzlich renoviert

### Garten

Gemeinschaft

### Kategorie

Zeitgenössisch