



Appartement au rez-de-chaussée à vendre à La Duquesa,  
Manilva

630 000 €

Référence: R5198653    Chambres: 3    Bain: 2    Construite: 178m<sup>2</sup>    Terrasse: 25m<sup>2</sup>







## Costa del Sol, La Duquesa

Stunning 3-Bedroom Ground Floor Apartment in Los Granados Phase II, La Duquesa – Beachfront Bliss on the Costa del Sol

Uncover your perfect seaside sanctuary in the coveted Los Granados Phase II, one of La Duquesa's most exclusive beachfront urbanisations, renowned for its Mediterranean village-style architecture, manicured subtropical gardens, and direct access to a pristine Blue Flag beach. Built in 2004 to the highest standards, this spacious 178 m<sup>2</sup> built (with generous usable space) south-facing ground floor gem basks in all-day sunshine, offering uninterrupted sea glimpses and a serene escape just steps from the charming Castillo de la Duquesa fishing village and the vibrant Puerto de la Duquesa marina – a mere 5-10 minute stroll away, brimming with international restaurants, lively bars, boutiques, supermarkets, and watersports galore.

Exceptional Layout and Features:

Three ample double bedrooms, all with built-in wardrobes for effortless organisation.

Two modern bathrooms, blending contemporary design with everyday luxury.

A light-filled open-plan living and dining area, flowing into a sleek, fully equipped kitchen with premium appliances – ideal for family gatherings or holiday entertaining.

Expansive private terrace, seamlessly connecting to the lush communal tropical gardens, perfect for al fresco dining or lazy sunsets.

Individual heat pump heating and cooling, plus full air conditioning for year-round comfort in this sun-drenched haven enjoying over 300 days of sunshine annually.

Elevate your lifestyle with the complex's crown jewels: a magnificent lagoon-style swimming pool – one of the area's finest – enveloped in verdant gardens, 24-hour security for peace of mind, a lift for easy access, underground parking space, and private communal beach entry. Nestled in Manilva's tranquil yet connected enclave, it's a golfer's dream with La Duquesa Golf Course nearby, and effortless drives to Estepona (15 minutes), Sotogrande's luxury marinas, or Málaga Airport (under an hour). Whether as a forever family home, lucrative rental investment in this booming expat hotspot, or idyllic vacation retreat, this ready-to-enjoy property embodies the quintessential Costa del Sol lifestyle of relaxation, adventure, and coastal elegance. Enquire today for your exclusive viewing!



## Spécification:

### Caractéristiques

Terrasse couverte  
Ascenseur  
Près du transport  
Terrasse privée  
Salle de bain attenante  
Sol en marbre  
Double vitrage  
Armoires ajustées  
Wifi  
Buanderie  
Fibre optique

### Vues

Mer  
Jardin  
Piscine

### Piscine

Communautaire

### Jardin

Communautaire

### Orientation

Sud

### Paramètre

Zone commerciale  
En bord de mer  
Près du golf  
Près du port  
Urbanisation  
Près de la mer  
Proche des magasins  
Près de la ville  
Près des écoles  
En bord de mer  
Ville  
Près de Marina  
Complexe de plage de première ligne

### Meubles

Entièrement meublé

### Sécurité

Complexe fermé  
Sécurité 24 heures  
Téléphone d'entrée

### Climatisation

Climatisation

### Condition

Excellent

### Cuisine

Entièrement équipé

### Parking

Souterrain  
Garage  
Private  
Covered