



## Lejlighed i stueetagen til salg i Punta Chullera, Manilva

355.000 €

Reference: R5129047 Soveværelser: 3 Badeværelser: 3 Grundstørrelse: 14m<sup>2</sup> Byg Størrelse: 172m<sup>2</sup>





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## Costa del Sol, Punta Chullera

An exclusive, ultra-luxury property located just 4 km from Sotogrande and only 900 meters from the beach. Nestled in a prestigious gated community surrounded by lush golf courses, this exceptional residence offers elegance, comfort, and an outstanding quality of life.

With a total built area of 172 m<sup>2</sup> (150 m<sup>2</sup> usable), this magnificent ground-floor home features 3 spacious bedrooms, 3 full bathrooms, a fully fitted kitchen with laundry area, and a bright living-dining room that opens onto a charming terrace overlooking the landscaped gardens.

Premium finishes include marble floors, underfloor heating throughout the property, and centralized locking systems for doors and windows with direct access to the private garden. Enjoy year-round swimming with an outdoor pool and a heated pool for winter, surrounded by meticulously maintained green areas.

The property includes a secure underground parking space with elevator access and remote-controlled entry from the street, as well as a storage room located in the garage. Additional features include air conditioning, individual heating via heat pump, and a desirable south-facing orientation. Built in 2008 and in excellent condition with minimal use—everything feels like new.



## Funktioner:

### Funktioner

Wifi

### Orientering

Øst

### Klimakontrol

Aircondition

Forud installeret aircondition

Kold aircondition

Varm aircondition

U/f opvarmning

### Synspunkter

Pool

Urban

### Tilstand

Fremragende

### Pool

Kommunal

Opvarmet

Indendørs

Privat

Børns pool

### Møbel

Fuldt møbleret

### Sikkerhed

Gated kompleks

### Køkken

Fuldt monteret

### Parkering

Underjordisk

Garage

### Have

Kommunal

### Hjælpeprogrammer

Elektricitet

Drikkeligt vand

Telefon

Gas

### Kategori

Billig