



## Lejlighed i midten etage til salg i La Duquesa, Manilva

549.000 €

Reference: R5299756 Soveværelser: 3 Badeværelser: 3 Byg Størrelse: 127m<sup>2</sup> Terrasse: 25m<sup>2</sup>





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## Costa del Sol, La Duquesa

Magnificent Frontline Beach Apartment with Sea Views in Marina de la Duquesa, Manilva – Luxury Resort Living on the Costa del Sol!

Indulge in this stunning beachfront apartment in the exclusive Marina de la Duquesa complex, nestled in the charming Puerto de la Duquesa marina – a vibrant hub on the western Costa del Sol, renowned for its international restaurants, bars, shops, and yacht-filled harbour. This serene yet lively location in Manilva offers direct access to pristine beaches like Playa de la Duquesa, with golden sands and calm waters ideal for families, just steps away. Surrounded by lush Mediterranean landscapes, it's a short stroll to the marina's amenities and only minutes from the prestigious La Duquesa Golf Course for golf enthusiasts. Perfectly connected via the A-7, you're 15 km from lively Estepona, 10 km from upscale Sotogrande, and about 35 km from Gibraltar Airport – blending tranquillity with easy access to the region's attractions.

Spanning 127 m<sup>2</sup> built, this fourth-floor exterior apartment (with lift) boasts three spacious bedrooms, three modern bathrooms, a generous terrace and balcony for al fresco relaxation, built-in wardrobes, a storage room, and a desirable south-east orientation ensuring abundant natural light and stunning sea views. Fully equipped with air conditioning for year-round comfort, it includes a private garage space. The gated Marina de la Duquesa urbanisation provides resort-style amenities: beautiful tropical gardens, four communal swimming pools with solarium areas, a gymnasium, sauna, two paddle tennis courts, table tennis room, library, and 24-hour security – all with underground parking and direct beach access for ultimate convenience. Ideal as a primary residence, holiday retreat, or investment with strong rental potential in this high-demand area.

Priced at €549,000 – a premium opportunity for frontline beach luxury in sought-after Puerto de la Duquesa.



## Funktioner:

### Funktioner

Dækket terrasse

Elevator

I nærheden af transport

Privat terrasse

Opbevaringsrum

Ensuite badeværelse

Marmorgulve

Dobbeltvindue

Monterede garderober

Wifi

Gymnastiksal

Padle tennis

Tennisbane

Værktøjsrum

Fiberoptik

Adgang for mennesker med reduceret mobilitet

### Synspunkter

Hav

Panoramisk

Have

Pool

Strand

Havn

### Orientering

Øst

Syd

### Klimakontrol

Aircondition

### Pool

Kommunal

Børns pool

### Have

Kommunal

### Indstilling

Kommercielt område

Strandside

Tæt på golf

Tæt på havn

Urbanisering

Tæt på havet

Tæt på butikker

Tæt på byen

Tæt på skoler

Beachfront

Havn

Marina

Tæt på marina

Front Line Beach Complex

### Møbel

Valgfri

### Sikkerhed

Gated kompleks

Alarmsystem

### Tilstand

Fremragende

### Køkken

Fuldt monteret

### Parkering

Underjordisk

Garage

Privat

Dækket