



**R5230123**

📍 Manilva

REF# R5230123 **545.000 €**

BEDS	BATHS	BUILT	PLOT
2	2.5	206 m <sup>2</sup>	25 m <sup>2</sup>

Beautiful beachfront townhouse in Manilva Costa, located in an exclusive seaside development. Upon entering the property, you will find a convenient guest toilet. You are then welcomed into a spacious and bright living-dining area with a fireplace and a fully equipped open-plan kitchen. From the living room you can already enjoy the stunning sea and beach views. The space under the staircase has been cleverly used to create a practical storage room.

The living room opens onto a lovely terrace with a private garden, offering direct access to the beach—a unique privilege to enjoy the Mediterranean at any moment.

On the upper floor, there are two very spacious bedrooms, both with renovated en-suite bathrooms. The master bedroom also features a cozy balcony where you can admire the panoramic views of the Mediterranean and the Strait of Gibraltar.

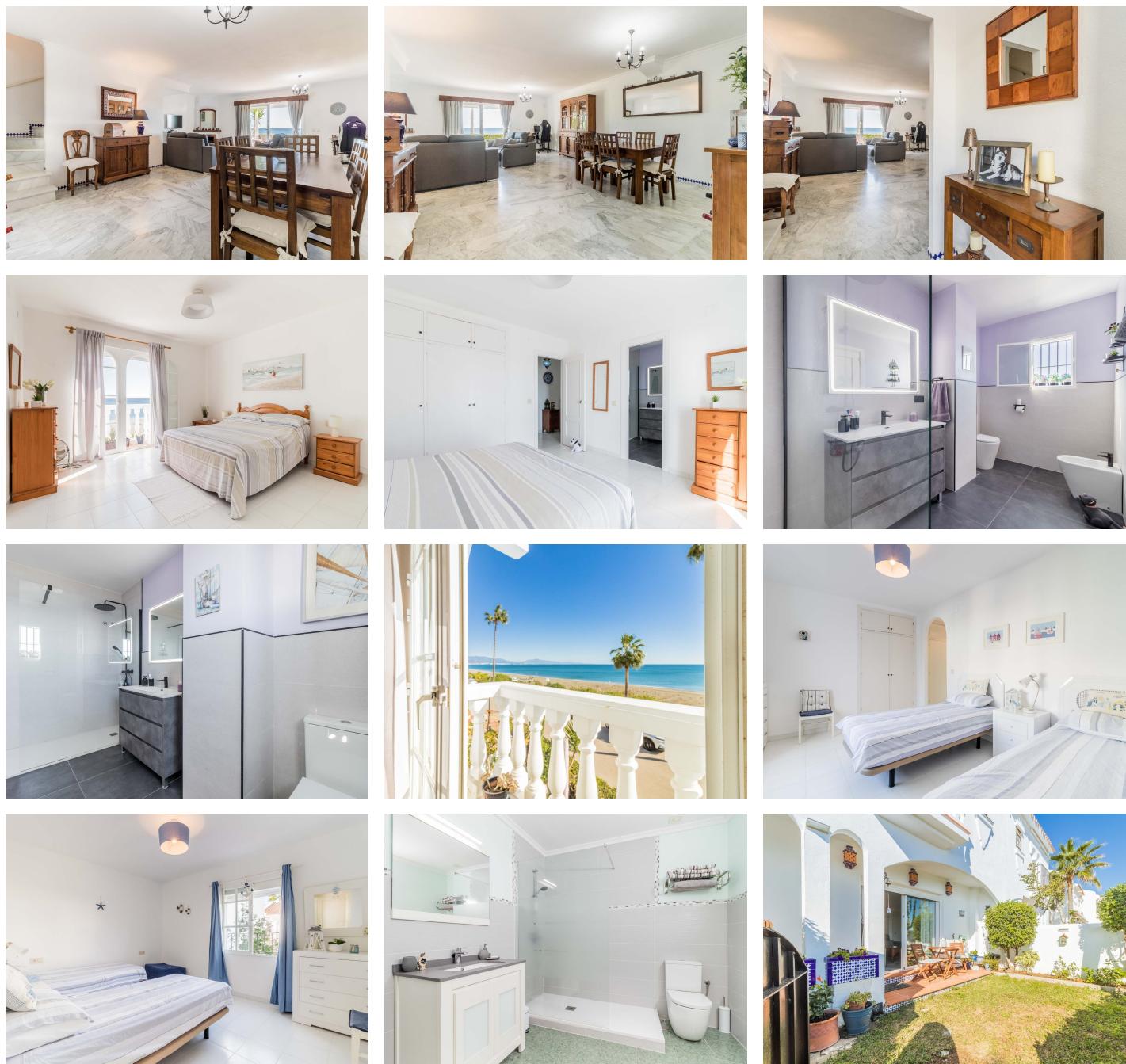
The property boasts marble floors, built-in wardrobes, and electric shutters, providing comfort and quality throughout. Just a few steps away you will find all kinds of services, including several beach bars and

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restaurants within walking distance.

By car, La Duquesa Marina is only 5 minutes away and Sotogrande Marina about 10 minutes.

The community offers excellent facilities: a seafront swimming pool, a tennis court, and an additional sports area. The property is located right next to the Coastal Path, perfect for enjoying long walks by the sea, reaching as far as Estepona.



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ESTATES

