



## GROUND FLOOR APARTMENT 2 BEDROOMS 2 BATHROOMS IN MANILVA

 Manilva

REF# R5294845    270.000 €

BEDS

2

BATHS

2

BUILT

85 m<sup>2</sup>

TERRACE

22 m<sup>2</sup>

### Spacious 2-Bedroom Apartment with Large Terrace in La Duquesa

We are pleased to present this excellent apartment located in one of the most sought-after areas of La Duquesa, ideal both as a permanent residence and as a solid investment on the Costa del Sol.

The property offers 85 m<sup>2</sup> of built area, well distributed throughout. It features two spacious bedrooms with fitted wardrobes and two complete bathrooms, one of them en suite, providing comfort and privacy in the master bedroom.

The bright and well-proportioned living-dining room opens directly onto a generous 22 m<sup>2</sup> east-facing terrace, perfect for enjoying the morning sun and the Mediterranean climate all year round. An ideal space for outdoor dining, relaxing or entertaining.

The apartment benefits from marble flooring, central heating, and a layout that stands out for the generous size of its rooms. It also includes a practical separate utility/laundry room, a valuable feature rarely found in apartments of this type.

Situated within a well-maintained community with communal swimming pool, the property offers a peaceful environment while being close to beaches, the marina, golf courses and all local amenities.

#### Key Features:

2 spacious bedrooms

2 complete bathrooms (1 en suite)

22 m<sup>2</sup> east-facing terrace

85 m<sup>2</sup> built area

Marble floors

Separate utility/laundry room

Fitted wardrobes

Central heating

Communal swimming pool

Prime location in La Duquesa





