



## Ground Floor Apartment for sale in La Duquesa, Manilva

375,000 €

Reference: R5157616 Bedrooms: 2 Bathrooms: 3 Plot Size:  $100m^2$  Build Size:  $116m^2$  Terrace:  $30m^2$ 















## Costa del Sol, La Duquesa

This exceptional ground floor apartment is situated in the sought-after Duquesa Suites complex in Manilva, Malaga. The property offers a blend of comfort, security, and convenience, making it an ideal choice for discerning buyers. Boasting a generous built area of 116m<sup>2</sup>, with 80m<sup>2</sup> of interior space and a spacious 30m<sup>2</sup> private terrace, this apartment is perfectly suited for both permanent residence and holiday living. The apartment comprises two wellproportioned bedrooms and two modern bathrooms, including a stylish en-suite, as well as a guest toilet for added convenience. The open plan, fully fitted kitchen is equipped with high-quality appliances and is complemented by a separate utility and laundry room. The dining area flows seamlessly into the living space, which features a welcoming fireplace and direct access to the covered terrace, ideal for alfresco dining or relaxing in the Mediterranean climate. The property is offered fully furnished, with optional furniture packages available, and is in excellent, recently renovated condition. Residents of Duquesa Suites benefit from a wealth of amenities, including a 3 communal swimming pool, private garage parking, and 24-hour security with surveillance cameras, doorman, and concierge service. The gated community also features a lift, armored door, and aerothermics for enhanced comfort and peace of mind. Additional features include double glazing, fully fitted glass curtains on the terrace, air conditioning, internet (Wi-Fi), ensuring all practical needs are met. The apartment is a corner unit, so it has only one neighbor. Ideally located near local amenities, shops, restaurants, golf courses, the port, and the town centre, this apartment offers both tranquillity and accessibility. Pets are permitted, and the property is well-suited for families or professionals seeking a secure and stylish home in a prime Costa del Sol location.





## **Features:**

**Double Glazing** 

**Features** Orientation **Climate Control Covered Terrace** South Air Conditioning

Lift Fireplace **Private Terrace Ensuite Bathroom** 

WiFi **Utility Room** 

Condition Views Setting Close To Golf Good Garden Close To Port Pool Excellent

> Close To Shops Recently Renovated

Close To Town

Pool **Furniture** Kitchen Communal **Fully Furnished Partially Fitted** Kitchen-Lounge

Security **Parking Gated Complex** Private

24 Hour Security