



## Townhouse for sale in La Duquesa, Manilva

**385,000 €**

Reference: R5032468 Bedrooms: 3 Bathrooms: 3 Plot Size: 160m<sup>2</sup> Build Size: 243m<sup>2</sup> Terrace: 42m<sup>2</sup>







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## Costa del Sol, La Duquesa

This townhouse, located in the prestigious area of La Duquesa Golf in Manilva, stands out for its spaciousness, both indoors and outdoors, as well as its privileged location with easy walking access to the beach, supermarkets, and golf course.

The open-plan main floor offers a spacious and bright living room, equipped with a fireplace and marble floors, with access to the terrace, creating a welcoming atmosphere. The fully equipped, open-concept kitchen is connected to the dining area, from which you can access the property's garden, featuring abundant Mediterranean vegetation—ideal for enjoying outdoor meals or moments of relaxation. The main floor also includes a guest toilet and access to the basement.

On the first floor, there are three bedrooms with built-in wardrobes. The master bedroom features a private bathroom and a private terrace. The other two bedrooms share a full bathroom with a bathtub. On the top floor, the solarium boasts sea views, a terrace, and a turret that can be adapted as an office or even as an additional fourth bedroom.

The property has a large basement with high ceilings, which, in addition to serving as a garage for two cars, offers additional space for multiple uses, such as a gym, storage room, office, or games room. The property is equipped with an alarm system and surveillance cameras, while the development offers a communal swimming pool.

The home is close to shops, restaurants, transport, and the port, as well as the beach, making daily life and access to all kinds of services convenient.



## Features:

### Features

Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Solarium  
Utility Room  
Basement

### Views

Sea  
Garden

### Pool

Communal

### Garden

Private

### Energy Rating

E

### Orientation

South West

### Setting

Close To Golf  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town

### Furniture

Optional

### Security

Alarm System

### CO2 Emission Rating

E

### Climate Control

Fireplace

### Condition

Good

### Kitchen

Partially Fitted  
Kitchen-Lounge

### Parking

Private  
More Than One