



## Middle Floor Apartment for sale in San Luis de Sabinillas, Manilva

279,000 €

Reference: R4930669    Bedrooms: 3    Bathrooms: 2    Build Size: 115m<sup>2</sup>    Terrace: 19m<sup>2</sup>





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## Costa del Sol, San Luis de Sabinillas

This spacious apartment is located in Sabinillas, Manilva, an area known for its proximity to the sea and its tranquil atmosphere. With a built area of 115m<sup>2</sup> and 2 terraces with sea views, this property offers a perfect balance between comfort and functionality. Situated close to amenities, transport, shops, restaurants, and schools, it is ideal for those seeking a strategic location without giving up the tranquility of a residential environment.

The apartment features a bright and well-distributed living room with marble floors that add an elegant touch and are easy to maintain. From the living room, there is direct access to a private elongated terrace, perfect for enjoying urban and sea views or simply relaxing outdoors. The kitchen is separate with parallel-arranged cabinets and has access to a private balcony, also with sea views. The daytime area includes a bathroom with a shower. A hallway leads to the nighttime area where the 3 bedrooms are located, all with built-in wardrobes and sea views. The master bedroom also has access to the main terrace, which connects it to the living room. In this part of the property, there is a second bathroom, spacious and with a bathtub.

The property is equipped with individual air conditioning, double glazing, and a reinforced door, ensuring comfort and peace of mind at all times. The apartment is part of a gated community with an elevator, secure entrance, and communal area with mature gardens and a swimming pool for adults and another for children, ideal for enjoying sunny days. A parking spot in the communal underground garage is included in the price.

Its proximity to the beach and various amenities makes this apartment a practical and attractive option for living or investing. Right at the building's doorstep, there is a charming park with a children's play area. Just a few steps away, you will find the town center and all the necessary services and shops for a comfortable life, and in just a 5-minute walk, you will reach the promenade where you will find numerous charming restaurants and a wide beach with fine golden sand.



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Marble Flooring  
Double Glazing  
Fitted Wardrobes

### Views

Sea  
Urban

### Pool

Communal

### Security

Gated Complex

### Orientation

South East

### Setting

Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Kitchen

Partially Fitted

### Parking

Communal

### Climate Control

Air Conditioning

### Condition

Good

### Garden

Communal