



## Townhouse for sale in Manilva, Manilva

398.000 €

Referentie: R5147173 Slaapkamers: 3 Badkamers: 3 Perceelgrootte: 213m<sup>2</sup> Terras: 83m<sup>2</sup>





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## Costa del Sol, Manilva

Fantastic townhouse in Bahía de las Rocas!

This spacious property combines comfort, style, and breathtaking scenery, offering spectacular views of Gibraltar and the African coast from its rooftop terrace. Spread across three floors, it provides generous living space and a thoughtful layout ideal for both relaxation and entertaining.

On the ground floor, you will find a bright living and dining area, a fully equipped kitchen, and a guest toilet. A large terrace extends from the living space, perfect for enjoying the Mediterranean breeze. The first floor features two generously sized bedrooms, each with its own ensuite bathroom and one with private balcony. The lower level adds versatility, currently used as a third bedroom, and also includes a separate laundry room for extra convenience.

Crowning the home is an impressive 60 m<sup>2</sup> rooftop terrace, where you can soak up the sun and enjoy panoramic views throughout the day. A private parking space directly in front of the house provides maximum convenience.

The property is set within a beautifully designed complex by renowned architect Melvin Villarroel, surrounded by lush tropical gardens and offering access to three communal swimming pools, one of which is open year-round. Its location is unbeatable—just minutes from the lively marinas of La Duquesa and Sotogrande, with their fantastic restaurants, bars, and amenities. Several top golf courses are also only 10–15 minutes away, making this an excellent choice for golf enthusiasts. Whether you are seeking a family home, a holiday retreat, or a sound investment, this property truly delivers on all fronts.

Do not miss the opportunity—contact us today to arrange a viewing!



## Kenmerken:

### Extra's

Overdekt terras  
Privé Terras  
Berging  
Ensuite badkamer  
Marmeren vloeren  
Dubbele beglazing  
Inbouwkasten  
Zonnebank  
Bijkeuken  
Kelder  
Optische vezel

### Uitzicht

Zeezicht  
Mountain Bekeken  
Weids  
Garden Views  
Port Bekeken

### Zwembad

Gemeenschappelijk zwembad

### Beveiliging

Omheind complex  
Deurbel met intercom  
Kluis

### Categorie

Vakantiehuis  
Investering  
Golf  
Bestaande bouw

### Zonorientatie

South West Orientation

### Ligging

Urbanisatie  
Dicht bij winkels  
Dichtbij stad  
Dichtbij scholen

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

private Parking

### Klimaatbeheersing

Airconditioning  
Koude A/C  
Warme A/C

### Huidige Staat

Goede conditie

### Tuin

gemeenschappelijke tuin

### Voorzieningen

Elektriciteit  
Drinkwater