



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

429 000 €

Référence: R5292160    Chambres: 3    Bain: 2    Construite: 143m<sup>2</sup>    Terrasse: 28m<sup>2</sup>





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## Costa del Sol, La Duquesa

This attractive apartment located in the well-established Punta Paloma residential complex in La Duquesa offers an excellent combination of space, comfort, and location. Situated on a middle floor, it features 143 m<sup>2</sup> of built area and a 28 m<sup>2</sup> southeast-facing terrace, ensuring abundant natural light throughout most of the day and pleasant views over the communal swimming pool. The property offers three bedrooms and two bathrooms, with a functional layout ideal both as a permanent residence and as a holiday home. The spacious and bright living-dining area provides direct access to the terrace, which has been partially enclosed with a Lumon system, allowing year-round use, with part of the space converted into a walk-in dressing area, adding extra value. The kitchen is independent, practical, and well laid out for everyday living. Notable features include air conditioning, underfloor heating, marble floors, and the option to purchase the property furnished. It also includes a private parking space and a storage room, offering additional convenience and storage. The gated community is well maintained and features indoor and outdoor communal swimming pools, landscaped common areas, and an elevator, creating a peaceful and secure environment. Its location is one of its greatest assets, just minutes from La Duquesa Marina, with its wide selection of restaurants, shops, and leisure options available year-round. Nearby beaches and the seaside promenade are easily accessible, and excellent road connections via the A-7 provide quick access to Estepona, Sotogrande, and Marbella. Gibraltar and Málaga airports are also within comfortable driving distance, making this property an ideal option for both living and investment on the Costa del Sol.



## Spécification:

### Caractéristiques

Terrasse couverte  
Ascenseur  
Terrasse privée  
Salle de stockage  
Salle de bain attenante  
Sol en marbre  
Double vitrage  
Armoires ajustées  
Wifi  
Buanderie

### Vues

Piscine

### Piscine

Communautaire  
Indoor

### Jardin

Communautaire

### Services publics

Électricité  
Gaz

### Orientation

Sud-Est

### Paramètre

Près du golf  
Près du port  
Urbanisation  
Près de la ville  
Près de Marina

### Meubles

Optional

### Sécurité

Complexe fermé

### Catégorie

Revente

### Climatisation

Climatisation  
Cold A / C  
A / C chaud

### Condition

Excellent

### Cuisine

Entièrement équipé

### Parking

Souterrain