+34 604 489 646
info@luxury-realty.com
luxury-realty.com



LA DUQUESA

275,000 €

REFERENCE R4957129

An Exquisite Mediterranean Retreat: Prime Investment Opportunity in Puerto de la Duquesa, Southern Spain

2	2	104 m²	10 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Luxury Realty proudly presents an unparalleled opportunity to acquire a distinguished middle-floor apartment, nestled in the vibrant heart of Puerto de la Duquesa, a true jewel of the sun-drenched Costa del Sol. This property isn't merely an apartment; it's an invitation to embrace the quintessential Southern Spanish lifestyle, coupled with a robust, income-generating asset. Strategically positioned within one of the most coveted enclaves, this residence offers the perfect blend of coastal charm, contemporary luxury, and exceptional investment potential, making it a standout offering in the discerning real estate market.

La Duquesa, a picturesque marina village located in Málaga, Andalucia, epitomizes the allure of Southern Spain. Renowned for its pristine beaches, championship golf courses, and a delightful array of international and traditional Spanish eateries, cafés, and boutique shops, it provides a sophisticated yet relaxed atmosphere. The apartment’s prime location ensures immediate access to the bustling promenade, where the gentle rhythm of the Mediterranean Sea provides a constant backdrop. Imagine strolling along the waterfront, enjoying fresh seafood at a harbourside restaurant, or simply soaking in the vibrant ambiance – all within a stone's throw from your door. The convenience extends to all essential services, including supermarkets and leisure facilities, ensuring a life of effortless comfort and unparalleled accessibility.

Upon entering this meticulously designed apartment, one is immediately struck by its exceptional brightness and thoughtfully configured layout. The interior boasts a contemporary aesthetic, where every detail enhances both comfort and style. The heart of the home is an inviting open-plan living space, seamlessly integrating a gourmet kitchen with a chic breakfast bar. This modern culinary haven is perfectly suited for both casual dining and entertaining, fostering a warm and inclusive atmosphere. The living area, spacious and bathed in natural light, provides an elegant setting for relaxation and social gatherings, creating a harmonious environment perfect for cherished moments with family and friends.

The residence features two generously proportioned bedrooms, each a private sanctuary designed for ultimate repose. Fitted with expansive built-in wardrobes, these rooms offer ample storage and a sleek, uncluttered aesthetic. Complementing these serene spaces are two exquisitely appointed bathrooms, showcasing contemporary fixtures and finishes, providing a luxurious experience. The intelligent design ensures privacy and convenience for both residents and guests, underscoring the apartment's appeal as a high-end dwelling.

A significant advantage of this property is its optimal northwest orientation. This strategic positioning ensures a consistent influx of natural light throughout the day, illuminating the interiors with a warm, inviting glow, without succumbing to the intense heat of the peak summer sun. This orientation contributes to a pleasant indoor climate year-round, enhancing comfort and potentially reducing energy consumption. The thoughtful consideration of natural elements further elevates the living experience, allowing residents to fully immerse themselves in the glorious Mediterranean climate from the comfort of their home.

Beyond its inherent charm and prime location, this apartment represents an outstanding investment proposition, particularly for those seeking a lucrative venture in the thriving holiday rental market. Crucially, the property is endowed with an active tourist license, a highly sought-after accreditation that significantly streamlines the process of generating rental income. This license positions the apartment as a turnkey investment, ready to capitalize on the robust demand for premium holiday accommodations in La Duquesa, a destination favored by international tourists and discerning travelers alike. Its versatility extends to long-term rentals, offering flexibility and securing a consistent revenue stream, thereby promising an attractive return on investment (ROI) and robust capital appreciation.

Situated within a meticulously maintained and tranquil community, residents can enjoy peace of mind and a sense of exclusivity. The communal areas reflect the high standards of the property itself, ensuring a pristine and welcoming environment. This well-managed community adds another layer of desirability, contributing to both the lifestyle appeal and the long-term value of the investment. It's a sanctuary where the vibrancy of the port is perfectly balanced with moments of serene tranquility, offering the best of both worlds.

This exceptional apartment in Puerto de la Duquesa is more than just a home; it’s an embodiment of the luxurious Mediterranean dream and a strategically sound investment. It offers a unique opportunity to own a piece of Southern Spain's most enchanting coastline, promising a lifestyle of leisure, comfort, and significant financial returns. Given its prime location, superior design, and established income potential, properties of this calibre are rarely available for long. We at Luxury Realty highly recommend an exclusive viewing to truly appreciate the sophistication and unique advantages this magnificent property has to offer.

Details

Reference	R4957129	Property Type	Apartment
Status	Sale	Price	275,000 €
Bedrooms	2	Bathrooms	2
Build size	104 m²	Plot Size	–
Terrace	10 m²	Parking places	by request

Features

Lift, Parking, Investment, Resale

Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

+34 604 489 646
info@luxury-realty.com
Avda. Rotary International, 5 · Edificio Tembo, 23
29660 Marbella