

LA DUQUESA

329 000 €

■■■■■ ■ La Duquesa

■■■■■■■■ R5083318

3	2	75 m²	179 m²	39 m²
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South-Facing 3-Bedroom Semi-Detached Home with Private Gardens in Manilva Discover this attractive three-bedroom semi-detached home, situated in a peaceful, established residential community in the hills of Manilva, just a short distance from La Duquesa Marina, the beach and several golf courses. With a desirable south-facing orientation, generous private outdoor areas and access to two communal swimming pools, this property offers an excellent opportunity for permanent living or as a holiday home on the Costa del Sol. The property offers 72 m² of built space and 39 m² of terraces, complemented by extensive private gardens. Its layout is distributed across different levels, creating a distinctive and welcoming living environment. The bright and spacious living and dining area benefits from large French doors that open directly onto the terrace and garden, allowing natural light to fill the interior. A traditional wood-burning stove adds character and warmth during the cooler months. The fully equipped kitchen features a practical galley-style design and connects to an open utility area. Two generously sized double bedrooms are located on the main level, both featuring fitted wardrobes and sharing a modern family bathroom. The third double bedroom occupies the upper level, providing additional privacy and benefiting from fitted wardrobes, a shower room, a separate toilet and direct access to a spacious south-facing terrace. One of the property's greatest advantages is its exceptional outdoor space. A large private terrace and garden at the front of the house enjoy sunshine throughout much of the day, creating an ideal setting for outdoor dining, entertaining or simply relaxing in the Mediterranean climate. Additional garden areas extend around the side and rear of the property, offering plenty of flexibility for different outdoor activities. The private upper terrace provides another wonderful sunny retreat. The home also benefits from air conditioning, recently installed solar panels and an upgraded electrical installation, contributing to improved energy efficiency and reduced electricity expenses. The well-established residential community features two communal swimming pools surrounded by beautifully maintained landscaped gardens. The peaceful surroundings offer pleasant walking opportunities, while a nearby children's playground and lake add to the appeal of the location. Convenient street parking is also available. The sandy beach and its traditional beachfront restaurants are approximately a 25-minute walk away. From there, a scenic walk of around 15 minutes along the promenade leads to Castillo de la Duquesa and the charming La Duquesa Marina, with its excellent choice of restaurants, bars and waterfront cafés. Manilva village is approximately five minutes away by car, offering supermarkets, shops, traditional tapas bars and other everyday amenities. The property also enjoys convenient road connections to Estepona, Marbella, Sotogrande, Gibraltar and Málaga Airport. Presented in good condition and ready for immediate occupation, the house also offers the possibility of further modernisation and personalisation according to the new owner's tastes. With three double bedrooms, multiple sunny terraces, extensive private gardens ■and ■excellent ■communal ■facilities, this ■is ■an ■appealing ■property ■for anyone ■seeking ■a comfortable ■home ■in a ■quiet ■residential ■setting ■without sacrificing proximity ■to ■the ■coast ■and ■local ■amenities.

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