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luxury-realty.com



MANILVA

190 000 €

[redacted] R5441473

[redacted] Manilva

2	2	93 m²
[redacted]	[redacted]	[redacted]













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This hands-off investment delivers guaranteed returns and optional holiday use at discounted owner rates. Positioned in one of the strongest locations within the resort for its exceptional sea and pool views alongside close proximity to key facilities, this well-maintained two-bedroom apartment just outside Sotogrande combines steady rental income with full management by Pierre and Vacances. IMPORTANT TO NOTE BEFORE ANYTHING ELSE: This is a tourist apartment within a professionally managed resort (Pierre & Vacances). ➡■ Not suitable for permanent living or as a primary residence. ➡■ Designed purely as a holiday investment with guaranteed rental income and limited owner use. WHY THIS WORKS AS AN INVESTMENT - Fully managed by Pierre & Vacances – all rentals, check-ins, and maintenance handled - Guaranteed gross rental income: ±€12.000/year - No community fees – just IBI tax of ~€445/year - Optional discounted personal use, outside the operator's season (Easter–mid October) THE APARTMENT Bright and well-kept 2-bedroom, 2-bathroom on the first floor, featuring a fitted kitchen and spacious ■terrace ■overlooking ■the ■pool, sea ■and ■Gibraltar. ■ THE ■RESORT Holidaymakers ■enjoy multiple ■pools, ■sports facilities, ■children's ■play area, ■restaurants, ■and ■on-site ■mini-market – everything ■needed ■for ■a ■complete ■holiday ■stay.

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