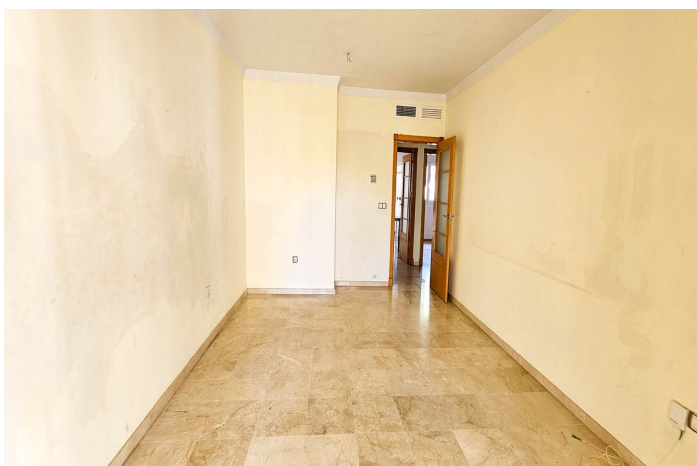
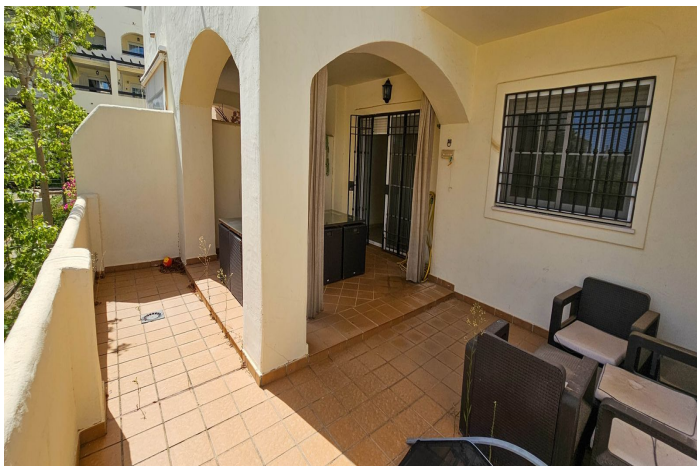


## Ground Floor Apartment for sale in San Luis de Sabinillas, Manilva

**235,000 €**

Reference: R4838533    Bedrooms: 2    Bathrooms: 2    Build Size: 86m<sup>2</sup>    Terrace: 45m<sup>2</sup>





## Costa del Sol, San Luis de Sabinillas

Nestled in the heart of Sabinillas, this charming ground-floor apartment offers a perfect blend of comfort and convenience. Located within the prestigious Urbanization of Residencial Duquesa, the property boasts two spacious bedrooms and two well-appointed bathrooms, making it ideal for couples or small families seeking a tranquil retreat.

As you enter, you're welcomed by a cozy living space that flows effortlessly into the modern kitchen. The highlight of the apartment is its lovely terrace, perfect for enjoying morning coffee or evening sunsets, with views of the beautifully maintained communal areas.

The urbanization itself is a haven for leisure and relaxation, featuring numerous swimming pools where you can unwind on hot summer days, as well as a paddle tennis court for the active at heart. Additionally, the property includes the convenience of a private parking space and a storeroom, providing ample storage and ease of access.

This property not only offers a peaceful lifestyle but also places you within easy reach of Sabinillas's vibrant center, with its array of restaurants, shops, and the nearby beach, all just a short stroll away. A perfect blend of comfort, style, and location awaits you at Residencial Duquesa.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Paddle Tennis  
Fiber Optic

### Views

Pool

### Pool

Communal

### Security

Gated Complex

### Category

Reduced  
Holiday Homes  
Investment  
Bargain  
Cheap  
Resale

### Orientation

East  
West

### Setting

Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Village

### Furniture

Not Furnished

### Parking

Underground  
Private

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Good

### Kitchen

Fully Fitted

### Utilities

Electricity