+34 604 489 646

Luxury Realty
real estate

info@luxury-realty.com

## Apartment in Manilva

Reference: R5006677



Bedrooms: 3
Bathrooms: 2
M² Build size: 107
Price: 319,000 €
Status: Sale
Property Type: Apartment
Parking places: by request
M² Plot Size:













Overview:

Prepare to be captivated by this unparalleled ground-floor apartment, a true gem nestled within Coto Real, one of Manilva's most exclusive communities. Representing an exceptional opportunity from Luxury Realty, this property offers a lifestyle of sophistication, comfort, and serene Mediterranean living. Whether your vision is a lavish permanent residence, an idyllic holiday sanctuary, or a high-yield investment in Southern Spain, this exquisite apartment seamlessly fulfills every aspiration.

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Poised gracefully amidst Manilva's verdant hills, a picturesque coastal town in Southern Spain, Coto Real offers luxurious, peaceful living. This prestigious, secure gated community features landscaped gardens, multiple communal pools, children’s play areas, and a private paddle tennis court. Robust 24-hour security ensures an exclusive, protected environment. Its strategic location balances tranquility with vibrant coastal life. A short stroll or drive leads to charming Sabinillas with its promenade, shops, and services. Nearby, Marina de La Duquesa offers waterfront restaurants, bars, and boutiques. Golf enthusiasts will appreciate Duquesa Golf Course. Excellent transport links ensure swift access to Gibraltar and Marbella (30-minute drive), with Malaga Airport (50 minutes) ensuring effortless global connections.

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Step inside this magnificent apartment to discover a bright, open-plan living and dining area, designed for entertaining and relaxation. Flooded with natural light, this expansive space exudes warmth and sophistication. The true highlight is the seamless transition to an extraordinary 47m² private terrace, fitted with elegant glass curtains. This vast outdoor haven transforms into an indoor extension or opens completely for the Mediterranean climate. Revel in breathtaking, unobstructed views of lush greenery. This terrace offers direct, almost exclusive access to a tranquil communal swimming pool, creating a private oasis just steps from your living room – a truly rare and coveted feature. Ideal for al fresco dining, entertaining, or unwinding.

The apartment features a fully equipped, remarkably spacious independent kitchen. Designed with aesthetics and functionality, it boasts high-quality appliances, ample counter space, and abundant storage. Adjacent, a discreet yet highly practical small laundry area adds convenience.

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A private, elegant hallway leads to the private quarters. Three generously sized bedrooms await, each a sanctuary of comfort. The opulent master bedroom features its own exquisitely appointed en-suite bathroom. The two additional bedrooms are equally spacious and bright, sharing a second, beautifully designed bathroom for family or guests. Each bedroom includes spacious built-in wardrobes, providing extensive storage and maintaining a sleek aesthetic.

This exceptional property boasts premium features: central air conditioning (hot & cold) for year-round comfort, and automatic blinds on all windows for effortless light and privacy control. Benefit from a dedicated underground parking space for convenience and security. An invaluable private, secure storage room provides ample space for belongings, keeping your apartment organized.

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This remarkable ground-floor apartment in Coto Real, Manilva, presents an extraordinary opportunity. Whether for a lavish permanent residence, a luxurious holiday getaway, or a high-return rental property, this Luxury Realty offering is an astute choice. Its prime location, exquisite design, premium amenities, and robust security ensure a superior lifestyle and sound financial investment.

Do not let this exceptional chance slip away—contact Luxury Realty today to arrange your private viewing and take the first step towards owning your dream property in Southern Spain. Our expert team is ready to guide you through every aspect of this unique offering.

The abbreviated information document for this property is readily available upon request. Please note that expenses associated with the purchase include: Taxes (ITP or VAT+AJD) + Notarial and registration expenses. Reference: NG1.

Features:

Pool, Lift