



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

**199 000 €**

ванная комната:

Ссылка: R5040328 спальни: 1 1

Размер сборки: 60m<sup>2</sup> терраса: 16m<sup>2</sup>





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## Costa del Sol, San Luis de Sabinillas

Bright Apartment with Large Terrace, Swimming Pool, Parking, Sea Views and TOURIST LICENCE in Sabinillas

Discover this attractive exterior apartment in San Luis de Sabinillas, located in a quiet, safe and well-connected area. The property features a spacious south-facing 16 m<sup>2</sup> terrace with pleasant sea views, perfect for relaxing, enjoying breakfast outdoors or making the most of the Costa del Sol climate all year round.

A key advantage of this property:

It has a valid tourist rental license, making it an excellent option both as a private home and as a high-yield holiday rental investment.

The apartment is situated directly opposite the Guardia Civil police station, ensuring a particularly secure environment and guaranteeing that no high-rise construction will be built in front of it, preserving both natural light and open views.

The property is sold fully furnished and equipped, ready to move into or start generating rental income immediately, with no additional investment required. It also benefits from a communal swimming pool, private parking space, and hot and cold air conditioning in the main living area, providing comfort throughout the year.

Layout:

1 bedroom

1 bathroom

Bright living-dining room

Fully equipped kitchen with appliances and kitchenware

16 m<sup>2</sup> terrace with sea views

Private parking space

Communal swimming pool

Prime location:

All essential services are within walking distance:

Beach: 6 minutes

Marina: 8 minutes

Schools: 3-6 minutes

Supermarket (Mercadona): 1 minute



Bus stop: 3 minutes

An ideal location for those seeking convenience, proximity to services and quality of life by the sea.

Ideal for:

- ✓ Permanent residence
- ✓ Second home
- ✓ Holiday rental investment (tourist license in place)
- ✓ Buyers who value safety, tranquility and walking distance to everything



## Характеристики:

### Функции

Покрытая терраса  
Поднимать  
Частная терраса  
Мраморные полы  
Двойное остекление  
Приспособленные шкафы

### Виды

Море  
Улица

### Бассейн

Коммунальный

### Сад

Коммунальный

### Ориентация

Юго -запад

### Параметр

Коммерческий район  
Рядом с магазинами  
Деревня

### Мебель

Полностью меблирован

### Безопасность

Входчик телефона

### Климат -контроль

Кондиционер

### Состояние

Хороший

### Кухня

Полностью оснащен

### Стоянка

Частный  
Улица