



## Townhouse for sale in Manilva, Manilva

539,000 €

Reference: R5266075 Bedrooms: 4 Bathrooms: 3 Build Size: 230m<sup>2</sup> Terrace: 99m<sup>2</sup>





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## Costa del Sol, Manilva

Exceptional Corner Townhouse with Panoramic Sea Views.

The residential complex, designed by the world-renowned architect Melvin Villarroel, impresses with its charming Andalusian style and exceptional attention to detail. Exclusive materials such as marble floors and wall tiles, aluminum window frames, high-end branded kitchen appliances, and granite countertops create a luxurious living experience.

This beautifully presented corner house is spread over two levels plus a spacious basement and roof terrace, offering generous living space, privacy, and breathtaking views.

The ground floor features a large and bright living and dining area, a fully equipped kitchen, and direct access to a spacious terrace, perfect for outdoor dining and relaxation. On the first floor, the property offers three bedrooms and two bathrooms, one of them en-suite. The master bedroom enjoys a private balcony with stunning sea views. Two of the three bedrooms benefit from beautiful sea views towards Gibraltar and the African coastline.

The basement (approx. 90 m<sup>2</sup>) includes a laundry room, a guest WC, and a very large multi-purpose room. This space can easily be converted into two additional bedrooms, if desired. Currently, it is used as a TV and games room, making it ideal for family living or entertaining.

The impressive 65 m<sup>2</sup> roof terrace offers stunning panoramic sea and mountain views, overlooking the Rock of Gibraltar and stretching along the African coast – an exceptional space for sunbathing, entertaining, barbecues, or simply enjoying the scenery.

### Additional Features:

Private parking space located directly in front of the property, suitable for two small cars or one large vehicle.

Well-maintained, park-like residential complex.

Three swimming pools, one of which is open year-round.

### Location:

Set in a peaceful elevated area, the property enjoys tranquility while being just a short drive from Sotogrande and Puerto de la Duquesa.

All amenities, beaches, golf courses, and marinas are reachable within minutes by car.

This is more than a house – it is a home designed for comfort, views, and quality of life!



## Features:

### Features

Covered Terrace  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Solarium  
Utility Room  
Jacuzzi  
Basement  
Fiber Optic

### Views

Sea  
Mountain  
Panoramic

### Pool

Communal

### Security

Gated Complex  
Entry Phone  
Safe

### Category

Holiday Homes  
Investment  
Golf  
Resale

### Orientation

South West

### Setting

Urbanisation  
Close To Shops  
Close To Town  
Close To Schools

### Kitchen

Fully Fitted

### Parking

Private  
More Than One

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Garden

Communal

### Utilities

Electricity  
Drinkable Water