REIHENHAUS MIT 2 SCHLAFZIMMER

Manilva

REF# R5259685 – 400.000€

IBI	Wohngeld
1018 €/JAHR	3048 €/JAHR

2	2.5	333 m²	121 m²
Schlafzimmer	Bäder	Built	Terrace

Located within a gated community in la Chullera, Manilva, this well laid out 2 bedroom townhouse offers generous living space, excellent flow, and outstanding potential to adapt the home to your needs. Parking is conveniently located on the front porch, giving direct access into the property. On entry, the living and dining area sits straight ahead, creating a comfortable and practical main living space. To the right is the kitchen, which includes a serving hatch that connects nicely with the dining area, while to the left there is a guest

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toilet, ideal for everyday convenience. From the living room, step out onto your own private terrace, a lovely spot to enjoy the sun, dine outside, or simply relax in the comfort of your home. One of the standout features is the large basement level, accessed via stairs from the living room. This expansive area offers huge flexibility and can easily be transformed into additional bedrooms, a home office, cinema room, gym, or a multi-purpose family space. A laundry and utility room is already in place, making this level immediately functional. Upstairs on the first floor, there are two double bedrooms, both with ensuite bathrooms and fitted wardrobes. The main bedroom includes access to a private balcony and a spacious ensuite bathroom with a large bathtub and a walk-in shower. The second bedroom is also ensuite and benefits from an additional nook, ideal as a reading area or workspace. At the top of the property, a rooftop solarium provides further usable outdoor space, perfect for creating a lounge area or BBQ and dining zone to enjoy the outdoor lifestyle. The property is sold unfurnished, and any furniture shown in photos is not included. The townhouse forms part of a secure, gated community with a well maintained communal swimming pool. La Chullera enjoys a highly convenient position, just a 5 minute drive to Torreguadiaro, 10 minutes to Sotogrande, and only 5 minutes to Duquesa Port with its marina, restaurants, and services. The beach is also very close, just a 2 minute drive away, making this an ideal base for both full time living and holidays. Come View with Me!

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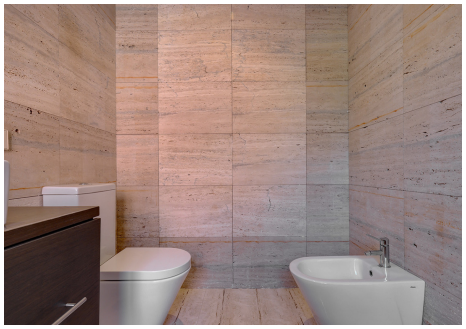

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