

## 2 soverom Leilighet til salgs i San Luis de Sabinillas, Málaga

279.000€

Comfortable 2-Bedroom Apartment with Spacious Terrace and Pool Views, Just Steps from Sabinillas Town Centre This bright and well-maintained 2-bedroom, 2-bathroom apartment is ideally located in San Luis de Sabinillas, just a 15-minute walk from the beach and only 5 minutes on foot from the town centre, where you'll find supermarkets, pharmacies, cafés, restaurants, schools, and a full range of everyday services. Situated in a quiet, gated community, the apartment is on a middle floor and offers open views of the beautifully kept gardens and communal pool. The spacious living and dining area is flooded with natural light and opens onto a fully glazed 25m<sup>2</sup> terrace, perfect for year-round use as an outdoor dining space, chill-out area, or even a home office. The independent kitchen is spacious, fully equipped, and functional, featuring granite countertops, a breakfast area, dishwasher, washing machine, and a separate utility space for added convenience. Both bedrooms are doubles, filled with natural light, and feature built-in wardrobes. The main bedroom has an en-suite bathroom, while the second full bathroom offers additional comfort—both are fitted with neutral finishes and full-size bathtubs. The apartment is sold furnished and includes marble flooring, air conditioning, and lift access. It also comes with a private underground parking space, making it ideal as a permanent home or holiday retreat. The gated community offers adult and children's pools, landscaped gardens, and a secure, family-friendly atmosphere. Nearby you'll also find padel and tennis courts, children's playgrounds, and recreational areas, perfect for families or active lifestyles. Thanks to its excellent location, you can enjoy everyday life without a car. You're just minutes from the vibrant Duquesa Marina and have easy road access to Estepona, Sotogrande, and Marbella. Whether you're looking for a full-time residence, holiday home, or rental investment, this property is a fantastic opportunity to enjoy the relaxed lifestyle of southern Spain. Contact us today to arrange a viewing—don't miss this opportunity on the Costa del Sol!

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|  2 soverom |  2 bad |  80m <sup>2</sup> Bygg størrelse |
| <input checked="" type="checkbox"/> Category - Cheap   | <input checked="" type="checkbox"/> Category - Contemporary                               | <input checked="" type="checkbox"/> Category - Holiday Homes  |
| <input checked="" type="checkbox"/> Category - Resale  | <input checked="" type="checkbox"/> Climate Control - Air Conditioning                    | <input checked="" type="checkbox"/> Climate Control - Cold A/C  |
| <input checked="" type="checkbox"/> Climate Control - Hot A/C                                | <input checked="" type="checkbox"/> Condition - Excellent                                 | <input checked="" type="checkbox"/> Features - Covered Terrace  |
| <input checked="" type="checkbox"/> Features - Fitted Wardrobes                              | <input checked="" type="checkbox"/> Features - Lift                                       | <input checked="" type="checkbox"/> Features - Marble Flooring  |
| <input checked="" type="checkbox"/> Features - Near Transport                                | <input checked="" type="checkbox"/> Features - Private Terrace                            | <input checked="" type="checkbox"/> Features - Utility Room   |
| <input checked="" type="checkbox"/> Furniture - Fully Furnished                              | <input checked="" type="checkbox"/> Garden - Communal                                     | <input checked="" type="checkbox"/> Kitchen - Fully Fitted  |
| <input checked="" type="checkbox"/> Orientation - West                                       | <input checked="" type="checkbox"/> Parking - Underground                                 |   |