



## 3 bedroom Townhouse for sale in La Duquesa, Málaga

279,900€



Bright townhouse with large terraces and views in La Duquesa. This attractive townhouse is located in a quiet residential area of La Duquesa, boasting a privileged location that combines proximity to the sea and leisure areas with the peace of a residential environment. The property offers a built area of approximately 100 m<sup>2</sup> distributed over two floors. It features three bedrooms, two full bathrooms and a guest toilet. The living-dining room, with fireplace, is the heart of the home, providing a cozy and bright atmosphere thanks to its large windows. The independent kitchen is fully equipped, ideal for daily use. Outside, the home stands out for its two private terraces totaling about 60 m<sup>2</sup>, perfect for relaxing, enjoying outdoor meals, or taking in the views of the sea and pool. There is also direct access to a private garden and communal areas, including a swimming pool and green spaces. Additional features include marble floors, air conditioning, natural gas, private parking for two cars and an extra storage room on the solarium. Its location is another highlight: just a few minutes' drive from Puerto de la Duquesa, with its wide variety of restaurants and bars, as well as Manilva's beaches, supermarkets and essential services. It is set on the frontline of a golf course, and close to prestigious courses such as Doña Julia Golf and Finca Cortesín. Sotogrande is only 10 minutes away, Estepona 15 minutes, Gibraltar 30 minutes and Málaga International Airport just over an hour. In short, this townhouse represents an excellent opportunity as a permanent residence or a second home on the Costa del Sol, in a quiet, well-connected area surrounded by services.

3 bedrooms

50m<sup>2</sup> Plot size

Climate Control - Air Conditioning

Condition - Excellent

Features - Ensuite Bathroom

Features - Marble Flooring

Features - Storage Room

Garden - Communal

2 bathrooms

Category - Holiday Homes

Climate Control - Cold A/C

Features - Covered Terrace

Features - Fiber Optic

Features - Private Terrace

Features - WiFi

Garden - Private

100m<sup>2</sup> Build size

Category - Resale

Climate Control - Hot A/C

Features - Double Glazing

Features - Fitted Wardrobes

Features - Solarium

Furniture - Not Furnished

Double Bedrooms: 2