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## ■■■■■■■■ ■ Manilva ■■■■■■■■■■: R5172712

■■■■■■■: 2 ■■■■■■: 2 M²: 117 ■■■■: 286 000 €

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■■■■■■■■:Picture waking up every morning to the sound of the sea and the Mediterranean breeze gently flowing into your home. Step out onto your 29 m² terrace and let the endless horizon of blue become part of your daily routine. Later, head up to your spectacular 95 m² private solarium – a unique space where sky and sea blend together. From here, the 360° panoramic views stretch from the coastline to the mountains, turning every sunrise and sunset into a natural masterpiece. This apartment, located in the exclusive Terrazas de Guadalupe II complex in Manilva, is much more than a home: it is a retreat designed for those who value privacy, serenity, and a genuine connection with the Costa del Sol. Every corner is an invitation to slow down and enjoy – whether as a permanent residence, a holiday home, or an investment in an area with growing demand. The property features 2 spacious bedrooms, both with built-in wardrobes and filled with natural light throughout the day. The master bedroom boasts an en-suite bathroom, creating an intimate and comfortable space. A second full bathroom, equally practical, serves the rest of the home. The living-dining area, bright and generous in size with direct access to the terrace, is the true heart of the property. It's the perfect place to enjoy family time, welcome friends, or simply sit back and take in the uninterrupted sea views. The independent kitchen, fully equipped and functional, provides plenty of storage space and is ideal for those who enjoy cooking with comfort and ease. The complex offers well-maintained gardens and a communal swimming pool, inviting you to make the most of the Costa del Sol's exceptional climate all year long. A private parking space adds extra convenience and peace of mind. The beach is just 1,200 m away, while nearby you'll find supermarkets, restaurants, pharmacies, petrol stations, and the region's traditional beachside chiringuitos. With excellent access to the motorway, Estepona, Marbella, and Sotogrande are only a short drive away, while still enjoying the calm atmosphere of a residential setting. Situated on a second floor without lift, the apartment has one key advantage: open, unobstructed views that give a sense of freedom and space. Here, there are no interruptions, no distractions – just the sea and the sky framing your everyday life. This property is more than just an apartment – it's a lifestyle. A home where every day can feel like a holiday, where reading a book under the winter sun, swimming in the communal pool in summer, or hosting unforgettable evenings on your terrace or solarium become part of your daily routine. A space made for those who appreciate peace, privacy, and the beauty of living right by the Mediterranean. "Final Price: 286,000 €. In compliance with current regulations, we hereby inform you that this price includes estate agency fees. Notary fees, Land Registry fees and taxes (ITP or VAT) are not included, as these are variable amounts that depend on the buyer's personal circumstances."

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