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Middle Floor Studio for sale in San Luis de Sabinillas, Manilva

179,000 €

Reference: R5324557 **Bathrooms:** 1 **Build Size:** 43m^2 **Terrace:** 3m^2

Costa del Sol, San Luis de Sabinillas

Bright Studio Apartment in the Heart of Sabinillas – Minutes to Beach & Promenade, Manilva
Magnificent studio in the very centre of San Luis de Sabinillas, just a short walk from the seafront promenade and sandy beach. Unbeatable central location with incredible views – ideal as a smart investment or holiday home.
This bright east-facing studio offers excellent potential: possibility to create an independent bedroom area. Features a fully equipped kitchen, separate laundry area, large modern bathroom, and a terrace with stunning panoramic views.
Key Features

43 m² built | 37 m² useful
Open-plan studio (adaptable to 1 bedroom)
1 spacious bathroom
Terrace/balcony with incredible views
Marble flooring throughout
Fitted wardrobes
East orientation – morning sun and natural light
Fully adapted for reduced mobility (access & home)
3rd floor exterior with lift

Community Amenities

Communal swimming pool
Beautiful landscaped gardens

Prime Location
In the heart of Sabinillas: supermarkets, restaurants, pharmacies and services at your doorstep. Just minutes' walk to the beach promenade, chiringuitos and the lively coastal vibe. Quick access to La Duquesa marina, Estepona (10 min drive) and Sotogrande.
Perfect investment opportunity in a high-demand beachside area – viewing highly recommended!

Features:

Features	Orientation	Views
Lift	East	Sea
Near Transport		Panoramic
Marble Flooring		Garden
Double Glazing		Pool
Fitted Wardrobes		Urban
Utility Room		Courtyard
WiFi		
Fiber Optic		
Near Church		
Access for people with reduced mobility		
Setting	**Condition**	**Pool**
Commercial Area	Excellent	Communal
Beachside		
Close To Golf		
Close To Port		
Urbanisation		
Close To Sea		
Close To Shops		
Close To Town		
Close To Schools		
Close To Marina		
Furniture	**Kitchen**	**Garden**
Not Furnished	Fully Fitted	Communal
Security	**Parking**	
Gated Complex	Street	