

# ALL IN real estates



## Duplex in Guadalmina Alta

Bedrooms **3** Bathrooms **3** Built **155m2** Terrace **84m2**  
**R4799446** **Duplex** **Guadalmina Alta** **475.000€**

Priced to sell is this lovely 3 bedroom 3 bathroom duplex penthouse located in the heart of Guadalmina, adjoining the Guadalmina golf course. Walk easily to San Pedro Alcantara and the commercial center of Guadalmina where you will find everything you require from supermarkets, bars, restaurants, shops and more. A very sought after area to live. The community benefits from security, lovely communal areas, children play park and various swimming pools. This property is located on the 4th and 5th floor of the building which is reached by lift from the underground parking space. You enter into an entrance hall which leads to the open plan living and dining room and from there you walk out onto a lovely West facing covered terrace with open views of the community. There is plenty of room for lounging and dining on this terrace and there are electric toldos to shade from the sun. On this level there is a large kitchen with a window overlooking the community. In addition there is a full family bathroom and a large bedroom with doors opening onto the main terrace. Upstairs you will find a master bedroom with dressing area, full en suite bathroom and doors leading out onto a West facing terrace, very large in size, with views to the golf, mountains, and community. In addition there is another double bedroom with an East facing private terrace and another family bathroom. The property benefits from marble floors and gas central heating throughout along with air conditioning with hot and cold air. EASY TO CREATE A 4TH BEDROOM IN THIS PROPERTY MAKING IT THE IDEAL PURCHASE FOR A FAMILY

HOME. In addition there is 1 underground car park space. You will find some home stage ideas at the end of this photo pack of how the property could look with a small investment

Covered Terrace  
Fiber Optic  
Marble Flooring  
Private Terrace

Covered Terrace  
Fitted Wardrobes  
Near Church  
Solarium

Ensuite Bathroom  
Lift  
Near Transport  
WiFi