



Middle Floor Apartment in La Duquesa

Bedrooms **2** Bathrooms **2** Built **70m2** Terrace **15m2**

R5257894

**Middle Floor
Apartment**

La Duquesa

275.000€

LUMINOUS APARTMENT WITH TERRACE, SEA VIEWS AND TOURIST LICENSE NEAR SOTOGRANDE. Located in a private, quiet and well-maintained residential complex with communal gardens and a swimming pool, just 5 minutes from La Duquesa Marina and 10 minutes from Sotogrande Marina, this property stands out for its good location and its interesting potential both as a permanent residence and as an investment. The apartment enjoys a south-facing orientation, providing pleasant natural light throughout much of the day, and is laid out with a spacious living-dining area with direct access to a generous terrace offering lovely sea views. The open-plan kitchen is fully equipped and well integrated into the living space. It features two bedrooms with built-in wardrobes and two bathrooms, one of them en suite, offering comfort and functionality. The property includes a private parking space and access to the communal areas of the development. In addition, it benefits from a valid tourist rental license, an added value that makes it a good opportunity with rental potential.

Covered Terrace
Fiber Optic
Private Terrace

Covered Terrace
Fitted Wardrobes
Satellite TV

Double Glazing
Marble Flooring
WiFi