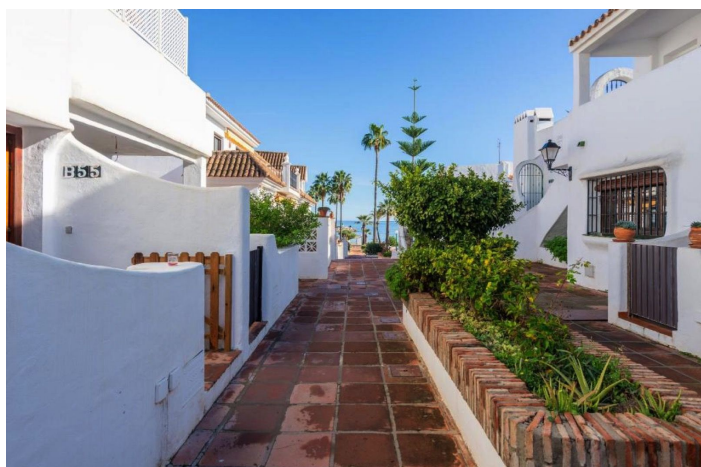




## Pareada en venta en La Duquesa, Manilva

399.000 €

Referencia: R5363884    Dormitorios: 3    Baños: 2    Construido: 205m<sup>2</sup>    Terraza: 30m<sup>2</sup>





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## Costa del Sol, La Duquesa

Tourist Licence in Place!!

Charming Andalusian Beach House in the Heart of Puerto de la Duquesa – Tourist Licence in Place

A rare opportunity to acquire a traditional Andalusian beach house ideally located in the very centre of Puerto de la Duquesa, just moments from the marina, beaches, restaurants and all amenities.

This character-filled semi-detached property already holds a tourist rental licence, making it an excellent investment for holiday lets or a stylish renovation project with strong income potential.

The property is currently habitable, allowing you to renovate gradually and tailor the home to your taste over time.

The house is distributed over two floors and offers:

3 bedrooms, including one currently converted into a professional recording studio with vocal booth

2 bathrooms

Bright living spaces with great potential

A spacious 85 m<sup>2</sup> patio and terrace, ideal for outdoor living and entertaining

With its east-facing orientation, the property enjoys lovely morning light and a pleasant atmosphere throughout the day.

Whether you are looking for a charming holiday home, a renovation project, or a high-yield rental investment in a prime coastal location, this property ticks all the boxes.



## Características:

### Características

Terraza Cubierta  
Cerca de Transporte  
Terraza Privada  
Baño En-Suite  
Suelos de Mármol  
Doble acristalamiento  
Armarios Empotrados  
WiFi  
Barbacoa  
Cerca de una Iglesia  
Fibra óptica

### Vistas

Vistas al Mar  
Vistas a Jardín  
Vistas a Playa  
Vistas a Patio  
Vistas Urbanas

### Muebles

Completamente Amueblada

### Seguridad

Alarma

### Orientación

Este

### Posición

Área Comercial  
Lado de la Playa  
Cerca de Golf  
Cerca de Puerto  
Urbanización  
Cerca del Mar  
Cerca de Tiendas  
Cerca de Ciudad  
Cerca de Colegios  
Primera línea de Playa  
Puerto  
Cerca de Marina  
Complejo 1ª Línea de Playa

### Cocina

Cocina Equipada

### Aparcamiento

Párking en Calle

### Climatización

Aire Acondicionado  
Chimenea

### Estado

Buen estado de conservación

### Jardin

Jardín Comunitario

### Categoría

Casas de vacaciones  
Frente a la playa