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## Penthouse

Manilva



Rooms: 3

Bathrooms: 2

M<sup>2</sup>: 106

Price: 495,000 €

Status: Sale

Property Type: Penthouse

Reference: R4137109

Publish date: 12.05.23

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Overview:\*\*\* Exclusive contemporary penthouse \*\*\* 31 m2 terrace + 50m2 solarium! The best PANORAMIC views of the Mediterranean, Gibraltar and Africa. South orientation. Gated complex with infinity pool, gym, parking and storage. Five minutes to beach and Sotogrande Marina. \*\*\* ASK FOR VIDEO! \*\*\* Located in a small upscale new development yet minutes away from the blue flag beaches of Manilva, as well as, some of the finest golf courses in the area including prestigious Valderrama in Sotogrande and Finca Cortesin in Casares. The development sits on a privileged elevated position and this particular penthouse is the "best of the best" as its a corner unit with views that will never be obstructed. Interior design is open plan with over-sized sliding glass doors that open onto the south facing terrace where most of your time is spent. The fully equipped kitchen blends into the living area and there is plenty of bright natural light and an airy feel. The kitchen is sleek, modern and comes fully fitted. This chic penthouse is equipped with high quality features including porcelain tiles throughout and solar panels to keep costs down. For comfort there is hot and cold air conditioning throughout and large windows to maximise natural light and those all important views. Finishing touches include contemporary bathrooms with hanging sanitary ware, recessed

LED lighting, high security door, video intercom, as well as, large double glazed windows throughout. The penthouse also comes with its own remote entry underground parking and storage area. The community areas include an infinity pool, a fully equipped gym for owners with sea views, tropical manicured gardens and a play area for children. From the terrace you can access the fabulous 50 m2 rooftop solarium via a private spiral staircase from where to enjoy all of the beautiful surroundings. The solarium is the perfect place to invite family and friends for a cocktail, relax on sun loungers or to practice your golf putting. The penthouse has three bedrooms including a luxurious master en-suite. The guest bedrooms are a good size with fitted wardrobes with plenty of natural light. It is an ideal opportunity to acquire a new apartment that can be a perfect family residence or vacation home with the potential of holiday rental income. Sunrise Heights is perfectly positioned for enjoying every aspect of Andalusian life with the beautiful beaches on your doorstep and Sotogrande Marina only five minutes away. Both Gibraltar and Marbella are only 30 minutes away. This exclusive gated complex provides a unique opportunity to acquire a modern penthouse who those that want to enjoy the best of the Costa del Sol and at a prices that offers incredible value for money. Contact us for more information or to arrange a visit.

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Features:

Pool, Air conditioning, None, Sea views, None, None, Lift, Parking, None, None, None, None