BMI GROUP
ESTATE AGENTS

EXPERIENCE. KNOWLEDGE.

240-02023P
Available

MANILVA

2,688,000€











FEATURES

- 3 Bedrooms
- 3 Bathrooms
- Private Terrace
- Front Line Beach
- Beachside
- Fully Furnished
- Sea views
- Fully Fitted Kitchen
- Good Condition
- Barbecue
- Close To Sea Beach
- Pool View
- Fully Furnished
- Private Pool
- Private Parking
- Private Garden

Plot: 1,307 m² | Built: 476 m² | Terrace: 100 m² | Bedrooms: 3 (all en-suite) | Bathrooms: 3 | Orientation: South-East | Year built: 1981 | Private pool, garden & garage | EPC: In process Some homes have a sea view. This one has the sea on its doorstep. Set right on the beach at Punta Chullera, just 10 minutes from Sotogrande, this frontline villa offers breathtaking panoramic views stretching from the Estepona coastline all the way to the Rock of Gibraltar. For anyone dreaming of seaside living, privacy and direct beach access, it's a genuinely rare opportunity. What are the living spaces like? The expansive open-plan living area, with its fireplace and floor-to-ceiling windows, opens onto a large terrace overlooking the Mediterranean. Above it, an elevated mezzanine kitchen includes a tea lounge, and a covered, glass-enclosed dining area lets you enjoy the sea views whatever the season. What are the bedrooms like? There are three en-suite bedrooms. Two enjoy uninterrupted views over the beach and the sea, while the third looks out over the private garden and pool. What is the outdoor space like? The outdoor areas are a real highlight. Set on a 1,307 m² plot, the villa has a spacious solarium, landscaped gardens, a covered porch and a private swimming pool, plus a barbecue and entertaining area that's ideal for hosting friends and family. A private garage completes the picture. Best of all, a private gate leads straight onto the beach, so you can wake up to the sound of the waves and step onto the sand from your own garden. Where is the villa located? In a prime frontline beach setting at Punta Chullera, just minutes from Sotogrande Marina, world-class golf courses, polo clubs and excellent restaurants. Whether as a holiday home, a permanent residence or an investment, frontline beach properties like this rarely come to the market on this stretch of coast. Contact us today to arrange a private viewing. Three Reasons Why BM Sotogrande ...

Interior Size:	476m^2	**Rates:**	TBC
Exterior Size:	100m^2	**Service Charges:**	TBC
Plot Area:	1307m^2	**Price per sqm:**	£5,110.27
Furnishing:	Fully Furnished		

BMI Group Limited, Unit 7 Portland House, Glacis Road, P.O. Box 469, Gibraltar

info@bmigroup.gi (+350) 200 51010

www.bmigroup.gi