



Adosada en venta en San Roque, San Roque

775.000 €

Referencia: R5224378 Dormitorios: 3 Baños: 3 Terreno: 164m² Construido: 280m² Terraza: 142m²





Costa de la Luz, San Roque

SPECTACULAR CONTEMPORARY TOWNHOUSE WITH PANORAMIC VIEWS IN SAN ROQUE CLUB. Located within the prestigious San Roque Club, one of the most exclusive residential enclaves on the Costa del Sol, this property stands in a privileged natural setting surrounded by championship golf courses and an atmosphere of absolute tranquillity. Its proximity to Sotogrande, magnificent beaches, international schools, and a full range of services makes this location ideal for those seeking convenience and a superior quality of life. Set within a secure, meticulously maintained gated community, the property benefits from 24-hour security, extensive landscaped areas, a gym, sauna, and a large communal swimming pool framed by lush gardens and century-old cork oak trees that add charm to every corner. Its strategic position provides quick access to Sotogrande Marina, Alcaidesa Beach and its promenade, as well as supermarkets, restaurants, sports facilities, and the motorway connecting swiftly to Estepona, Marbella, Gibraltar, La Línea, and Algeciras. This beautiful and bright modern townhouse, completed in 2022, offers approximately 238 m² of intelligently planned living space that creates generous, welcoming areas filled with natural light. South-east facing, it enjoys breathtaking sunrise views that extend over the golf course, the coastline, the mountains, and the immaculate community gardens. The spacious, contemporary living room opens onto a large terrace and private garden featuring an inviting private pool. The contemporary kitchen with utility room, equipped with high-end appliances, blends seamlessly into the main living area, providing both elegance and functionality. A guest toilet completes this level. On the upper floor, the master bedroom stands out with its en-suite bathroom and a glass-enclosed balcony. Two additional bright bedrooms, both with fitted wardrobes, share a full bathroom and have access to a second balcony overlooking the community entrance. One level above, the rooftop solarium offers a spectacular setting: a large open space with panoramic views of the sea, golf course, and natural surroundings—ideal for creating a chill-out area, adding a barbecue, or simply enjoying sunlight and privacy. Two private parking spaces, electric blinds, high-quality finishes, and the option to convert the current study into a fourth bedroom complete a home designed for enjoyment without compromise. The community itself is a true value addition. Fully gated, secure, and professionally managed, it delivers a sense of calm and order from the moment you enter. Its beautifully maintained green areas blend with a striking communal pool, relaxation spaces, gym, and sauna, creating an atmosphere that combines exclusivity with well-being—all with a very attractive community fee. With outstanding rental potential both in summer and throughout the golf season, this property represents a unique opportunity in one of the most sought-after destinations in southern Spain. A home distinguished by its design, setting, and quality—and a viewing is highly recommended.



Características:

Características	Orientación	Climatización
Terraza Cubierta	Orientación Suroeste	Aire Acondicionado
Cerca de Transporte		A/A Frio
Terraza Privada		A/A Caliente
TV Satélite		
Trastero - Almacén		
Baño En-Suite		
Doble acristalamiento		
Armarios Empotrados		
WiFi		
Gimnasio		
Sauna		
Sala de Juegos		
Paddle Tenis		
Lavadero		
Suelo de Madera		
Barbacoa		
Restaurant		
Servicio de Autobuses		
Cerca de una Iglesia		
Fibra óptica		
Vistas	Posición	Estado
Vistas al Mar	Cerca de Golf	Excelente estado de conservación
Vistas a Montaña	Cerca de Puerto	
Vistas Panorámicas	Urbanización	
Vistas al Campo	Cerca del Mar	
Vistas a Jardín	Cerca de Tiendas	
Vistas a Piscina	Cerca de Cuidad	
Vistas a Golf	Cerca de Colegios	
Vistas a Calle	Cerca de Marina	
Piscina	Muebles	Cocina
Piscina Comunitaria	Opcionales	Cocina Equipada
Piscina Privada		
Jardín	Seguridad	Aparcamiento
Jardín Comunitario	Recinto Cerrado	Párking Subterráneo
Jardín Privado	Seguridad de 24 horas	Garaje
Jardín Paisajístico	Alarma	Párking Privado
Jardín de fácil mantenimiento	Portero Automático	Párking Cubierto
		Párking Libre
		Párking en Calle
		Párking Comunitario
		More Than One
Servicios Públicos	Categoría	
Electricidad	Casas de vacaciones	
Agua Potable	Inversion	



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