



## Stadthaus zum Verkauf in San Roque, San Roque

800.000 €

Referenz: R5320171 Schlafzimmer: 3 Badezimmer: 3 Grundstücksgröße: 180m<sup>2</sup> Garten: 280m<sup>2</sup> Terrasse: 180m<sup>2</sup>





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## Costa de la Luz, San Roque

I am offering for sale this elegant 3-bedroom townhouse located in the exclusive Hoyo 17 residential complex within the prestigious San Roque Club in Sotogrande. The property features a modern design, spacious interiors and a privileged front-line golf position in a peaceful natural setting. It is distributed over two floors, with a bright open-plan living and dining area on the ground floor with large windows that lead directly to the terrace and private garden, and a contemporary integrated kitchen. The upper floor includes three bedrooms, including the master bedroom with an en-suite bathroom and built-in wardrobes. The house includes one private parking space and high-quality materials throughout. The development offers a lagoon-style communal pool, a fully equipped gym, a social room and extensive landscaped gardens, all within a gated community with 24-hour security surrounded by cork oak trees. Located just minutes from Sotogrande's beaches, marina, restaurants, international schools and equestrian centres, and with good access to the airports of Gibraltar, Jerez and Málaga, this property is ideal for those seeking tranquillity, quality of life and an exclusive setting right next to the golf course.



## Eigenschaften:

### Merkmale

Private Terrasse  
Doppelverglasung  
Einstellungsschränke  
Fitnessstudio

### Ansichten

Panorama  
Garten  
Golf

### Pool

Gemeinschaft  
Zimmer für den Pool

### Garten

Gemeinschaft  
Privat

### Versorgungsunternehmen

Strom  
Trinkbares Wasser  
Telefon

### Orientierung

Süden  
Südwesten

### Einstellung

Gewerbegebiet  
In der Nähe von Golf  
Urbanisierung  
Frontline Golf  
In der Nähe des Waldes

### Möbel

Voll eingerichtet

### Sicherheit

Gated Complex  
24 -Stunden -Sicherheit  
Alarmanlage  
Eingabetelefon

### Kategorie

Schnäppchen  
Golf

### Klimakontrolle

Klimaanlage  
Zentralheizung

### Zustand

Exzellent

### Küche

Voll ausgestattet

### Parken

Privat  
Straße  
Gemeinschaft