



## Geschakelde Woning te koop in San Roque, San Roque

800.000 €

Referentie: R5320171 Slaapkamers: 3 Badkamers: 3 Plotgrootte: 180m<sup>2</sup> Perceelgrootte: 280m<sup>2</sup> Terras: 180m<sup>2</sup>





---

## 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.



## Kenmerken:

### Extra's

Privé Terras  
Dubbele beglazing  
Inbouwkasten  
Sportschool

### Uitzicht

Weids  
Garden Views  
Golf Bekeken

### Zwembad

Gemeenschappelijk zwembad  
Kamer voor zwembad

### Tuin

gemeenschappelijke tuin  
private Garden

### Voorzieningen

Elektriciteit  
Drinkwater  
Telefoon

### Zonorientatie

zuiden  
South West Orientation

### Ligging

Commerciele omgeving  
Dichtbij golfbaan  
Urbanisatie  
Eerstelijns golf  
Dichtbij bos

### Meubilering

Volledig gemeubileerd

### Beveiliging

Omheind complex  
24 -uurs beveiliging  
Alarmsysteem  
Deurbel met intercom

### Categorie

Koopje  
Golf

### Klimaatbeheersing

Airconditioning  
Centrale verwarming

### Huidige Staat

Uitstekende conditie

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

private Parking  
parkeren op straat  
Gemeenschappelijk Parking