



## SOTOGRANDE

1,450,000€



### FEATURES

- 5 Bedrooms
- 4 Bathrooms
- Communal Pool
- Private Parking
- Communal Garden



**WATERFRONT – SPACIOUS – SUNSET** An exceptional opportunity to acquire a spacious duplex penthouse in Sotogrande Marina, located on the exclusive private island of Isla Carey. This unique west-facing property offers uninterrupted panoramic views of the sea and the marina, while benefiting from privacy, all-day sun, and evening sunsets over the water. This standout penthouse features 6 generous bedrooms and expansive living areas, including a glazed-in terrace designed to extend usable space throughout the year. The home is perfect for those seeking a luxury waterfront property in Sotogrande with renovation potential to add value and personalise to their own taste. Key Features: ? 5 spacious bedrooms ? Large open-plan living space with marina and sea views ? Extended glass-enclosed terrace to maximize year-round living ? West-facing orientation for sun-filled days and stunning sunsets ? Communal swimming pool, private underground parking, and dedicated storage room ? Located on Isla Carey, a tranquil and secure island within the Sotogrande Marina ? Walking distance to shops, restaurants, and the beach Ideal for renovation to modern standards — excellent capital growth potential Whether you're searching for a primary residence, holiday home, or investment property with strong rental prospects, this Sotogrande Marina penthouse offers a rare combination of space, location, and future upside. Motivated seller invites serious enquiries — priced to sell and ready for transformation.

Interior Size:	448m <sup>2</sup>	Rates:	TBC
Exterior Size:	N/A	Service Charges:	TBC
Plot Area:	N/A	Price per sqm:	£3,236.61