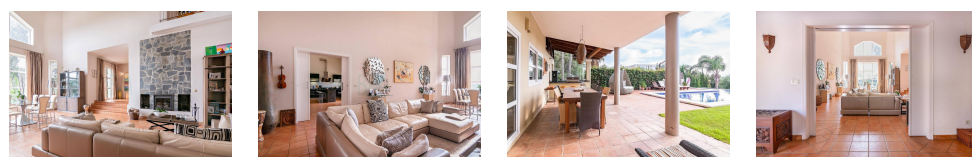


240-02273P  
Available

## SOTOGRADE

**1,850,000€**



### FEATURES

- 6 Bedrooms
- 3 Bathrooms
- Kitchen Equipped
- Airconditioning
- Central Heating
- Close To Schools
- Fully Fitted Kitchen
- Utility Room
- Fire Place
- Golfview
- Close To Golf
- Storage room
- Gym
- Covered Terrace
- Security Entrance
- Double Glazing
- Gated Community
- Good Condition
- Barbecue
- Garden View
- Pool View
- Private Pool
- Private Parking
- Private Garden

This residence was strategically constructed and situated for those who seek peace and quiet, but also want to indulge in the comfort of its ample amenities. Located adjacent to the extensive San Roque golf club and within a tranquil street of Soto Alto, an area commonly known for its family-oriented tranquillity. Spaciously designed, this villa inspires freedom upon first impression, due to the external view of its 3 floors, all harmoniously spaced by its all-around high ceilings. Constructed 2 decades ago, this Sotogrande property is a quintessential example to aging like fine wine. Within the walls of this villa there are 6 bedrooms throughout the 3 floors + basement: 4 bedrooms plus a small bedroom and an additional multi-purpose room located in the basement. There are 3 bathrooms, 1 allocated in-suite to the master bedroom, which also features its own walk-in wardrobe, 1 shared bathroom for the rest of the bedrooms, and a spare one for guests. The basement, while intended for gym supplies, is a highly versatile space that can be transformed as an entertainment room. The entryway of this villa leads to an outstanding main lobby that can simultaneously be used as a dining hall, fitted with a modern fireplace. There is a TV room on the top floor, endowed by breathtaking views to the golf course. The kitchen is modernly designed with dark finishes on the kitchen island, all in accordance with the style of the room. An extra bonus is added with the barbeque area, situated by the terrace, perfect for summer parties. The garden cannot be completed without a swimming pool, koi-style fish pond, and even its own exclusive grotto-style cave, which can be a focal point to impress visitors.

<b>Interior Size:</b>	500m <sup>2</sup>	<b>Rates:</b>	TBC
<b>Exterior Size:</b>	N/A	<b>Service Charges:</b>	TBC
<b>Plot Area:</b>	2400m <sup>2</sup>	<b>Price per sqm:</b>	£3,700.00

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