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ESTATE AGENTS

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240-02698P
Available

SOTOGRANDE

985,000€











FEATURES

- 4 Bedrooms
- 3 Bathrooms
- Private Terrace
- Airconditioning
- Wine Cellar
- Fully Fitted Kitchen
- Country View
- Unfurnished
- Fire Place
- Marble Floors
- Automatic Irrigation System
- Solar Panels
- Alarm
- Internet Wifi
- Covered Terrace
- Security Entrance
- Double Glazing
- Fitted wardrobes
- Barbecue
- Pool View
- Guest Toilet
- Private Pool
- Private Parking
- Private Garden

Discover this beautiful south-facing villa for sale in the sought-after area of Santa Margarita, La Línea de la Concepción. This charming free-standing property offers a perfect blend of space, comfort, and versatility, ideal for family living or investment. The villa sits on a private plot featuring a lush garden filled with a variety of fruit trees, nourished by its own private well. The outdoor area also boasts a good-sized swimming pool with ample space to relax, a summer kitchen/bar area, and a flat grassy lawn — perfect for entertaining or enjoying the Mediterranean lifestyle. Inside, the home welcomes you into an impressive entrance hall with a stylish staircase leading to the upper levels. The ground floor features two spacious reception rooms — one with a cozy wood-burning fireplace — a large fully-equipped kitchen with a dining area, a utility room, and a small home office. Upstairs, the first floor offers four bedrooms: two with en-suite bathrooms and two sharing a generous family bathroom. The third floor houses a bright and spacious studio/home office with a private balcony offering panoramic views. The lower ground floor includes a double garage and storage space. Located just a short walk from local shops, the beach, and the bus stop, this property is ideally situated for easy access to all amenities while enjoying a peaceful residential setting in Santa Margarita. Key Features: ? Prime location in Santa Margarita, La Línea de la Concepción ? South-facing villa with private garden and swimming pool ?Double garage and storage area ?Spacious studio/home office with balcony ?Variety of fruit trees and a private well ?Summer kitchen/bar and flat garden area ?Short walk to beach, shopping center, and bus stop Don't miss this opportunity to own a versatile and spacious property in one of La Línea de la Concepción's most desirable areas. Perfect for year-round living, a holiday home, or investment....

Interior Size:	584m^2	**Rates:**	TBC
Exterior Size:	N/A	**Service Charges:**	TBC
Plot Area:	1106m^2	**Price per sqm:**	£1,686.64
Furnishing:	Unfurnished		

BMI Group Limited, Unit 7 Portland House, Glacis Road, P.O. Box 469, Gibraltar

info@bmigroup.gi (+350) 200 51010

www.bmigroup.gi