



**Property type :** Detached Villa

**Location :** Sotogrande Costa

**Bedrooms :** 5

**Bathrooms :** 5

**Swimming pool :** Private

**Garden :** Private

**Orientation :** North

**House area :** 592 m<sup>2</sup>

**Plot area :** 4274 m<sup>2</sup>

- |                    |                 |                   |
|--------------------|-----------------|-------------------|
| ✓ Close to golf    | ✓ Close to sea  | ✓ Guest house     |
| ✓ Fitted wardrobes | ✓ Golf property | ✓ Central heating |
| ✓ Sauna            | ✓ Basement      | ✓ Terrace         |
| ✓ White goods      | ✓ Not furnished | ✓ Jacuzzi         |
| ✓ Airconditioning  | ✓ Barbecue      |                   |

Discover the charm and exclusivity of this unique style villa, located at the end of a quiet cul-de-sac in Sotogrande Costa Central, in zone B.

Surrounded by beautiful gardens and large wooden terraces, this property offers a luxury oasis to enjoy the magnificent climate of the region.

The land is made up of 4 properties, each one with its own deed.

Main Features:

- Privileged Location: Located at the end of a dead end street, guaranteeing privacy and tranquility.
- Charming Gardens: Extensive and well-kept gardens that create a serene and relaxing environment, a total of 4 plots.
- Leisure Areas: Large wooden terraced areas with jacuzzi, sauna, bar and barbecue, perfect for entertaining and outdoor living.

The house is distributed as follows:

- First Floor: Elegant entrance hall, guest toilet, three large bedrooms with their respective bathrooms, an office/study, a spacious living room and a modern and fully equipped kitchen.
- Ground Floor: Two double bedrooms, one with a separate shower room and the other with a bathroom, a games room, a wine cellar and a solarium with access to the terraces on the first floor.

- Summer/Guest House: A cozy independent house in the garden, equipped with a kitchen, living room, a double bedroom and a bathroom.

- Additional Amenities: Underfloor heating on the main floor and some air conditioning units for your year-round comfort.



