



**Property type :** Detached Villa

**Location :** Sotogrande

**Bedrooms :** 5

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** Southwest

**Views :** garden

**Parking :** 2 underground parkings

**House area :** 357 m<sup>2</sup>

**Plot area :** 1900 m<sup>2</sup>

- ✓ Close to golf
- ✓ Fitted wardrobes
- ✓ Utility room
- ✓ Airconditioning
- ✓ Close to sea
- ✓ Storage room
- ✓ Terrace
- ✓ WiFi
- ✓ Fireplace
- ✓ Partially furnished

#### Villa in Sotogrande Alto

Unique opportunity. This villa, located in Zone F of Sotogrande Alto, is coming to the market at an exceptional price. It boasts 350 m<sup>2</sup> of living space on a 1,900 m<sup>2</sup> plot and splendid unobstructed views. Properties with similar characteristics currently on the market in Sotogrande exceed the price of this luxurious villa.

The home is spread over three floors.

On the ground floor, we find a bright living room with access to a 20 m<sup>2</sup> porch and the front garden with a private pool. Its spacious kitchen is complemented by a laundry area and access to a rear garden. It also has the advantage of having a bedroom with an en-suite bathroom on the ground floor and a guest toilet.

On the first floor, there is the master bedroom with an en-suite bathroom and a large terrace from which you can enjoy panoramic views. There are two more bedrooms, one with its own terrace and a full bathroom.

The top floor was renovated, and two more connecting rooms were added, ideal as a playroom, children's bedroom, or even an office.

The plot is flat and fully usable, which distinguishes it from most of the villas in the area. The porch surrounds the house at the front and on one side, creating two distinct spaces that can be used as gathering and relaxation areas.

The garage has capacity for one or two vehicles, and at the rear, there is a pergola under which another two can be parked.

Don't miss this property! There is no other property in Sotogrande that meets these characteristics at this price!



