



Property type : Detached Villa

Location : Torreguadiaro

Bedrooms : 6

Bathrooms : 4

Swimming pool : Optional

Garden : Private

Orientation : East

Views : Sea views

Parking : Closed Garage

House area : 416 m²

Plot area : 1250 m²

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|--------------------|------------------|--------------------|
| ✓ ensuite bathroom | ✓ close to shops | ✓ Guest apartment |
| ✓ gated complex | ✓ near transport | ✓ Close to beach |
| ✓ Close to sea | ✓ WiFi | ✓ Fitted wardrobes |
| ✓ Utility room | ✓ Terrace | ✓ Not furnished |

Huge Sea View Villa, Walk to it All!

It's rare to find a sea view villa this big where you can actually walk to bars, restaurants, a secluded beach, in Torreguadiaro, at this price point.

This property is 416m2 built on a 1250m2 plot with 4 bedrooms in the main house, and a further 2 bedrooms in the guest apartment. The property needs refurbishment as well as a complete overhaul of the pool area, hence the price, which is more than €1000/m2 under the current market average in Torreguadiaro.

If you understand Torreguadiaro, you will understand why its so unique. One of the few towns on the Costa del Sol where the A7 goes around the back, effectively making all properties "beachside" as only a small service road to cross to get to the beach. This is why big developers are coming to town like Acciona and Polo Hills with 2 luxury developments, hotels, as well as a shopping "Boulevard."

The town is known as the "gastronomic route" of San Roque Municipality, it has a top 10 voted beach in Mainland Spain by newspaper "El Pais", and its a community with lovely neighbours.

With Sotogrande on your doorstep, 20 mins walk to Port along beach if you want, its a rare gem of a location, but if you don't know, you don't know.

Properties of this size, with these views, and this easy access to the beach do not come to market often, with refurbishment you have a beautiful unique family home, holiday rental business, or a flip. Check out our video walkthrough to know more!

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