

# ALL IN

real estates



## Townhouse in San Roque Club

Bedrooms **4**      Bathrooms **3**      Built **377m2**      Plot **181m2**  
**R4980805**      **Townhouse**      **San Roque Club**      **899.000€**

This spectacular townhouse, completed in 2022, offers contemporary living with beautiful views of the prestigious San Roque Golf Club. Whether you’re looking for a dream vacation home or a permanent residence, this property has it all. Featuring 4 bedrooms, a stylish living and dining area, an open-concept kitchen, 3 bathrooms, a guest toilet, as well as storage space and 2 garage spaces, this home combines comfort and practicality. The ground floor boasts a bright and airy living room that opens up to a large west-facing terrace and private garden, perfect for outdoor gatherings, with stunning views of the golf course. The sleek, modern kitchen is fully equipped with high-end appliances. Also on this level, you’ll find a convenient guest WC and a useful storage room. Upstairs, the master bedroom comes with an en-suite bathroom and a private glazed terrace overlooking the golf course. Two additional well-sized bedrooms share a bathroom and have access to a balcony. On the upper floor, there is another bedroom/office with its own bathroom, as well as a terrace offering panoramic views of the sparkling sea, the well-maintained golf course, and the community area. Large modern windows with aluminum frames flood the house with natural light, while an energy-efficient heat pump system ensures comfort throughout the year. Situated in a secure, gated community with 24-hour security, this property offers both luxury and peace of mind. The complex features a gym, sauna, and a communal pool, all surrounded by beautifully landscaped gardens and cork oak trees. Located in a peaceful setting and just a

short drive from Alcaidesa Beach and Sotogrande Marina.

Basement  
Ensuite Bathroom  
Storage Room

Basement  
Fitted Wardrobes  
Utility Room

Covered Terrace  
Private Terrace