



Apartamento Planta Baja en venta en San Roque, San Roque

525.000 €

Referencia: R5105740 Dormitorios: 2 Baños: 2 Construido: 98m² Terraza: 42m²





Costa de la Luz, San Roque

For Sale: Luxury ground floor apartment in Emerald Greens - San Roque Club (Cadiz) Discover this move-in ready 2-bedroom apartment located in the prestigious Emerald Greens complex within the exclusive San Roque Club resort. Combining modern Mediterranean architecture with high quality finishes, this property offers a serene living environment amidst natural beauty. Privileged location in the complex, completely south, southwest facing, close to the pool. Features of the property - Living area: 98.25 m² - Terrace: 41,96 sqm - Bedrooms: 2 - Bathrooms: 2 - Private garden: Yes - Parking: 2 underground parking spaces included - Storage room: Private storage room included - Orientation: Southwest, overlooking the golf course About Emerald Greens Emerald Greens is an exclusive residential project consisting of 80 apartments spread over 10 three-story buildings, grouped in three phases around three communal pools. Each building contains only 8 spacious apartments, contributing to a sense of privacy and exclusivity. The homes are designed with an "open plan" and "total living" concept, with spacious living rooms flowing seamlessly into large open terraces, fully integrated into the surrounding cork oak forests. The homes feature high-quality finishes, including large-format floor tiles, large windows, fully equipped kitchens, lighting packages in all rooms and air conditioning. In addition, the homes have the most effective thermal and acoustic insulation on the market (Energy Certificate: B) . Located in the heart of the famous San Roque Club resort, this apartment is in a privileged location above the famous "Old Course" golf course, which literally surrounds it. The resort is located between Valderrama Golf and the Royal Golf Club of Sotogrande, just a 20-minute drive from Gibraltar Airport and 90 minutes from the airports of Málaga and Jerez. Nearby you will find various leisure and sports facilities, the Sotogrande Marina, the Sotogrande International School, shopping centers and the fine sandy beaches of Alcaidesa, Sotogrande and Guadiaro . Amenities - Communal swimming pools - Extensive Mediterranean gardens - Underground parking garages - Private storage rooms - Elevator access - Air conditioning - Solar thermal panels - LED lighting - Double glazed windows This property offers a unique opportunity to live in an exclusive and peaceful setting with all modern conveniences at your fingertips. Perfect for those looking for comfort, luxury and beautiful natural surroundings.() For more information or to schedule a viewing, please contact us.



Características:

Características

Terraza
Elevar
Terraza
Piso de mármol
Doble acristalamiento
Armarios ajustados
Restaurante en el sitio
Sótano

Vistas

Mar
Montaña
Vistas Panorámicas
Jardín
Golf

Piscina

Comunal

Jardín

Comunal

Servicios Públicos

Electricidad
Agua potable

CO2 Emission Rating

B

Orientación

Suroeste

Posición

Cerca del golf
Urbanización
Cerca de las escuelas
Golf de primera línea

Muebles

Completamente Amueblada

Seguridad

Complejo cerrado
Teléfono de entrada

Categoría

Inversión
Golf
Lujo
Reventa
Contemporáneo

Climatización

Aire acondicionado
Fría de aire acondicionado
A/C caliente

Estado

Excelente
Nueva construcción

Cocina

Cocina Equipada

Aparcamiento

Parking Subterráneo

Calificación energética

C