



Rækkehøus til salg i San Roque, San Roque

775.000 €

Reference: R5224378 Soveværelser: 3 Badeværelser: 3 Grundstørrelse: 164m² Byg Størrelse: 280m² Terrasse: 142m²





Costa de la Luz, San Roque

SPECTACULAR CONTEMPORARY TOWNHOUSE WITH PANORAMIC VIEWS IN SAN ROQUE CLUB Located in the prestigious San Roque Club, one of the most exclusive residential areas on the Costa del Sol, this property is set in a natural environment, surrounded by top-tier golf courses and an atmosphere of absolute tranquility. Its proximity to Sotogrande, stunning beaches, international schools, and a wide range of services makes this location ideal for those seeking comfort and quality of life. Situated within a gated and meticulously maintained community, the property benefits from 24-hour security, expansive green areas, a gym, sauna, and a communal swimming pool nestled among gardens and centenary cork oaks, adding a special charm to every corner. Its strategic location allows easy access to Sotogrande Marina, Alcaidesa Beach and its promenade, supermarkets, restaurants, sports centers, and the highway connecting quickly to Estepona, Marbella, Gibraltar, La Línea, or Algeciras. This beautiful, bright, modern townhouse, completed in 2022, offers approximately 238 m² of intelligently and harmoniously distributed living space, creating wide, welcoming rooms full of natural light. Facing southeast, it enjoys spectacular sunrise views over the sea, golf course, mountains, and the impeccably landscaped community gardens. The spacious, modern living room opens onto a large terrace and a private garden with an inviting pool. The contemporary kitchen with a utility area, equipped with high-end appliances, seamlessly integrates with the main living space, combining elegance with functionality. A guest toilet completes this level. On the upper floor, the master bedroom stands out with its en-suite bathroom and a glazed balcony. The other two bright bedrooms feature built-in wardrobes, share a full bathroom, and have access to a second balcony overlooking the community entrance. On the top level, the solarium offers a spectacular setting: a spacious, open area with panoramic views of the sea, golf, and natural surroundings, perfect for a chill-out zone, a barbecue area, or simply enjoying the sun and privacy. Two parking spaces, electric blinds, high-quality finishes, and the option to convert the current study into a fourth bedroom complete a home designed for uncompromised living. The community itself is an exceptional added value. Fully gated, secure, and with permanent surveillance, it offers a serene and orderly environment from the moment you enter. Its impeccably maintained green areas blend with a prominent communal pool, relaxation spaces, gym, and sauna, creating an atmosphere that combines exclusivity with well-being. Importantly, the community explicitly allows short-term vacation rentals, offering outstanding rental potential for investors or those seeking temporary stays, both in summer and during the golf season. All of this is available for a very attractive community fee. With high rental potential and a privileged location, this townhouse represents a unique opportunity in one of the most sought-after destinations in southern Spain. A property that stands out for its design, surroundings, and quality, and whose visit is highly recommended.



Funktioner:

Funktioner	Orientering	Klimakontrol
Dækket terrasse	Sydvest	Aircondition
I nærheden af transport		Kold aircondition
Privat terrasse		Varm aircondition
Satellit -tv		
Opbevaringsrum		
Ensuite badeværelse		
Dobbeltvindue		
Monterede garderobeskabe		
Wifi		
Gymnastiksal		
Sauna		
Spillelokale		
Padle tennis		
Værktøjsrum		
Trægulv		
Grill		
Restaurant på stedet		
Høflighedsbus		
I nærheden af kirken		
Fiberoptik		
Synspunkter	Indstilling	Tilstand
Hav	Tæt på golf	Fremragende
Bjerg	Tæt på havn	
Panoramisk	Urbanisering	
Land	Tæt på havet	
Have	Tæt på butikker	
Pool	Tæt på byen	
Golf	Tæt på skoler	
Gade	Tæt på marina	
Pool	Møbel	Køkken
Kommunal	Valgfri	Fuldt monteret
Privat		
Have	Sikkerhed	Parkering
Kommunal	Gated kompleks	Underjordisk
Privat	24 timers sikkerhed	Garage
Anlæg	Alarmsystem	Privat
Nem vedligeholdelse	Indgangstelefon	Dækket
		Åben
		Gade
		Kommunal
		Mere end en
Hjælpeprogrammer	Kategori	
Elektricitet	Holiday Homes	
Drikkeligt vand	Investering	



Telefon

Luksus
Videresalg
Moderne