



## Geschakelde Woning te koop in San Roque, San Roque

800.000 €

Referentie: R5320171 Slaapkamers: 3 Badkamers: 3 Plotgrootte: 180m<sup>2</sup> Perceelgrootte: 280m<sup>2</sup> Terras: 180m<sup>2</sup>







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## Costa de la Luz, San Roque

I am offering for sale this elegant 3-bedroom townhouse located in the exclusive Hoyo 17 residential complex within the prestigious San Roque Club in Sotogrande. The property features a modern design, spacious interiors and a privileged front-line golf position in a peaceful natural setting. It is distributed over two floors, with a bright open-plan living and dining area on the ground floor with large windows that lead directly to the terrace and private garden, and a contemporary integrated kitchen. The upper floor includes three bedrooms, including the master bedroom with an ensuite bathroom and built-in wardrobes. The house includes one private parking space and high-quality materials throughout. The development offers a lagoon-style communal pool, a fully equipped gym, a social room and extensive landscaped gardens, all within a gated community with 24-hour security surrounded by cork oak trees. Located just minutes from Sotogrande's beaches, marina, restaurants, international schools and equestrian centres, and with good access to the airports of Gibraltar, Jerez and Málaga, this property is ideal for those seeking tranquillity, quality of life and an exclusive setting right next to the golf course.



## Kenmerken:

### Extra's

Privéterras  
Dubbele beglazing  
Gemonteerde kasten  
Sportschool

### Zonorientatie

Zuiden  
Zuidwesten

### Klimaatbeheersing

Airconditioning  
Centrale verwarming

### Uitzicht

Panoramisch  
Tuin

Golf

### Ligging

Commercieel gebied  
Dicht bij golf  
Verstedelijking  
Frontline golf  
Dicht bij bos

### Huidige Staat

Uitstekend

### Zwembad

Gemeenschappelijk  
Kamer voor zwembad

### Meubilering

Volledig ingericht

### Keuken

Volledig passend

### Tuin

Gemeenschappelijk  
Privé

### Beveiliging

Gated Complex  
24 -uurs beveiliging  
Alarmsysteem  
Invoertelefoon

### Parkeergelegenheid

Privé  
Straat  
Gemeenschappelijk

### Voorzieningen

Elektriciteit  
Drinkbaar water  
Telefoon

### Categorie

Koopje  
Golf