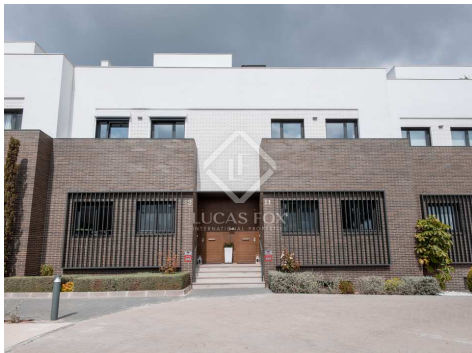


€1,775,000 House / Villa - For sale - New listing

## Unique opportunity: An interconnected 7-bedroom house for sale in San Roque Golf Club, near Sotogrande.

Spain » Costa del Sol » Sotogrande » 11360

**7** Bedrooms    **9** Bathrooms    **382m<sup>2</sup>** Floorplan



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### OVERVIEW

**Within a double-gated community, these two interconnected townhouses provide the perfect solution for large families or summer rentals.**

Step into luxury with this modern, as-new double-townhouse, completed in 2022, located within the prestigious San Roque Golf Club. This property stands out with its unique size and sophisticated design, offering a perfect blend of luxury and practical living spaces.

The residence spans two meticulously designed floors and includes 7 bedrooms, 7 bathrooms, and 2 guest WCs. Each floor is crafted with precision to enhance living comfort and aesthetic appeal. On the ground floor, you will find two expansive living rooms, each adjoining a west-facing terrace that opens to a serene garden view. These living spaces are complemented by open kitchens equipped with modern, white fittings, brand-name appliances, and sleek counters, ideal for culinary enthusiasts.

The first floor is home to two large master bedrooms, each featuring an en-suite bathroom with a shower, WC, and bidet, and separated by sliding doors for privacy. The bedrooms open onto glazed balconies, offering peaceful retreats with views over the well-maintained golf course. Additionally, four more bedrooms on this floor share two bathrooms, each equipped with bathtubs, ensuring ample facilities for family and guests alike.

A standout feature is the second floor, which hosts a versatile studio or an additional bedroom, complete with a balcony and a private bathroom. This room provides access to a spacious rooftop terrace, from where you can enjoy expansive views.

The house is designed with large windows that incorporate modern aluminum profiles, allowing natural light to flood the interiors and creating a bright and inviting atmosphere. The property is equipped with a heat pump for efficient heating and cooling and features a modern ventilation system. Each room includes air outlets, and the air conditioning system is energy-efficient.

For convenience and security, the basement includes four garage spaces and a large basement room, along with an additional small storage room, offering ample storage and secure parking solutions.



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Sea views, Mountain views, Terrace, Garden, Jacuzzi, Private garage, Natural light, Marble flooring, Parking, Communal terrace, Walk-in wardrobe, Views, Security, Pet-friendly, Panoramic view, Open kitchen, Near international schools, Interior, Heating, Golf views, Gated Community, Fireplace, Exterior, Equipped Kitchen, Double glazing, City views, Chill out area, Barbecue, Balcony, Alarm, Air conditioning

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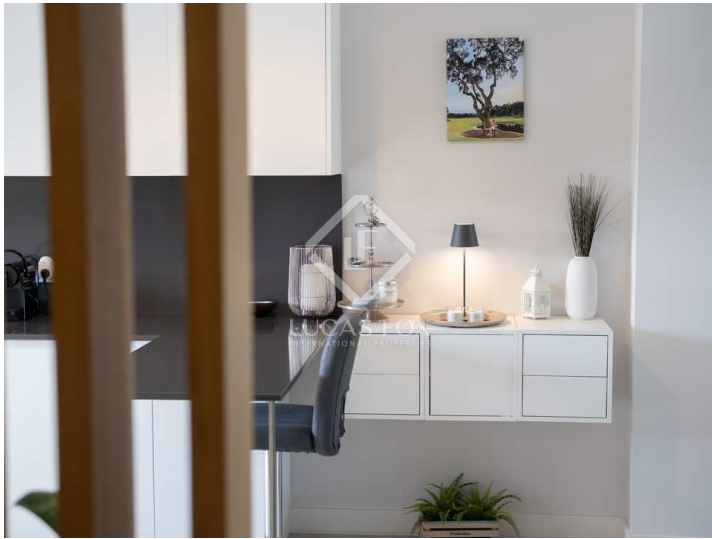
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The two townhouses are interconnected through the groundfloor, offering the possibility to separate them for privacy and summer rentals!



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