



## Detached Villa for sale in San Roque, San Roque

4,700,000 €

Reference: R4802890 Bedrooms: 6 Bathrooms: 5 Plot Size: 4,578m<sup>2</sup> Build Size: 1,188m<sup>2</sup>







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## Costa de la Luz, San Roque

Luxury Villa in San Roque Club, just minutes from Sotogrande

Introducing one of the most charming and luxurious villas located in the prestigious San Roque Club, frontline Golf.

This spacious 5-6 bedroom villa combines traditional Spanish design with modern touches, spread over approximately 1000m<sup>2</sup> of living space and situated on a spacious 4500m<sup>2</sup> plot. With a meticulously maintained, matured garden, where you can enjoy its large 20-metre pool.

Relax in the beautiful garden and cool off in the impressive 20-metre pool, which can also be heated, along with its separate outdoor jacuzzi. In addition to the main villa, there are two independent bungalows: one with a fully equipped kitchen, dining area and barbecue area, and the other with a gym.

On the ground floor of the main villa, you will find a large 80m<sup>2</sup> suite with jacuzzi, sauna, dressing room, small fridge and air conditioning for your maximum comfort. There is also a spacious entrance hall, a washroom, a large kitchen, a dining room and a dining service area.

Upstairs, the first floor features three en-suite bedrooms, each approximately 40m<sup>2</sup>, with their own bathrooms, wardrobes, balcony and stunning sea views. There is also a gallery with a lovely terrace to enjoy the sun and the views.

For the entertainment of the whole family and guests, there is a games area with a pool table and table football, plus a 40m<sup>2</sup> apartment that can be used as a one-bedroom suite or as two separate bedrooms sharing a bathroom. The apartment has its own porch to add a touch of privacy. Most areas of the villa have direct access to the spacious terrace with plenty of relaxation areas.

The villa offers a variety of activities to keep everyone entertained, from a trampoline, ping pong and badminton to table football, darts and even a putting green with five holes.

The garage can accommodate two cars and two bicycles, with an additional porch for more vehicles.

Enjoy a luxurious villa, where you can relax in serene surroundings, enjoy the most stunning views and experience the best of traditional Spanish and modern living.



## Features:

### Features

Private Terrace  
Gym  
Sauna  
Games Room  
Guest Apartment  
Utility Room  
Jacuzzi  
Barbeque

### Views

Sea  
Country  
Golf

### Pool

Heated  
Private

### Security

Gated Complex  
24 Hour Security

### Orientation

East  
South  
West

### Setting

Urbanisation  
Frontline Golf

### Kitchen

Fully Fitted

### Parking

Garage

### Climate Control

Air Conditioning  
Fireplace  
U/F Heating

### Condition

Excellent

### Garden

Private

### Category

Luxury