



## Detached Villa for sale in Torreguadiaro, San Roque

1,295,000 €

Reference: R5103547 Bedrooms: 3 Bathrooms: 3 Plot Size: 525m<sup>2</sup> Build Size: 263m<sup>2</sup>





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## Costa de la Luz, Torreguadiaro

Welcome to this stunning reformed Bali-style villa, located in Torreguadiaro, just minutes from the exclusive Sotogrande Marina and only 200 metres from the beach. Blending tropical design with modern Mediterranean elegance, this unique home offers the perfect home, which comes with touristic license. Spread across 3 levels, the villa features three spacious bedrooms and two luxurious bathrooms, including a master suite, a private en-suite with free standing bath and direct sea views, access to a roof terrace complete with a jacuzzi, bar, and lounge area. From here, enjoy panoramic 180° views of the coastline, Gibraltar and the coast of Africa. Inside, the heart of the home is a bright, open-plan lounge and high-end German kitchen by Nobilia, finished with Bosch Appliances and thoughtful design for both comfort and entertaining. The expansive basement level transforms this property, boasting a cinema room, gym, bespoke bar, and games room—perfect for relaxing or hosting guests, complete with Sonos Sound system and wifi boosters throughout the villa. Outside, the landscaped garden, offers a large private pool, multiple chill-out zones: an outdoor kitchen with gas BBQ, complete with seating areas, TV, sun loungers around the brand new heated pool and a fire-pit with additional seating area for evening ambiance. As well as outdoor Utility and Storage room connected to the kitchen. This is more than a villa. Whether as a family home or a luxury holiday escape, this property offers the ultimate in style, comfort, and serenity.



## Features:

### Features

Covered Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Solarium  
WiFi  
Gym  
Games Room  
Utility Room  
Wood Flooring  
Jacuzzi  
Bar  
Barbeque  
Basement  
Fiber Optic

### Views

Sea  
Garden  
Pool  
Port

### Pool

Heated  
Private

### Garden

Private

### Utilities

Electricity  
Drinkable Water

### Orientation

East  
South

### Setting

Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Port  
Marina  
Close To Marina

### Furniture

Fully Furnished

### Security

Alarm System

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Fireplace  
U/F Heating

### Condition

Excellent  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Private  
More Than One