

Detached Villa in San Roque Club

€2,200,000

San Roque Club, Cádiz

Bedrooms: 5 | Plot: 1408 m² | Built: 658 m² | Terrace: 120 m²



Overview

This beautifully renovated villa is located in one of Sotogrande's most prestigious areas, just steps from the world-renowned Valderrama Golf Course. Designed in an elegant Mediterranean style and upgraded with contemporary finishes, the property offers the perfect blend of charm, comfort, and functionality.

Spread across three levels, the home features five spacious bedrooms, each with its own en-suite bathroom, as well as a separate guest bathroom. The main floor includes a welcoming entrance hall with double-height ceilings, a generous living area with a fireplace, and floor-to-ceiling glass doors that open onto a relaxing chill-out terrace with garden views.

The fully fitted kitchen combines modern design with practicality, offering a central island, contemporary cabinetry,

and a direct connection to the dining space and lounge. A guest bedroom with en-suite and a private TV or study room are located on the upper floor, enjoying views over the garden and surrounding landscape.

The semi-basement includes a garage with space for up to three cars, along with a service area and storage. There is also private access from the street, and architectural plans are available to convert part of this space into a separate guest apartment, should the new owners wish to expand. A built-in lift connects all floors of the property, ensuring full accessibility.

Outdoor spaces are ideal for both relaxation and entertaining, with landscaped gardens, multiple terraces, a private swimming pool, and a solarium overlooking the greenery and golf course.

The home is equipped with modern systems including domotics, electric blinds, marble flooring, fiber optic internet, and an alarm system. Located within a gated complex with 24-hour security, the villa offers both privacy and peace of mind.

Only a short drive from Sotogrande Marina, the Santa María Polo Club, international schools, and the area's best dining and nightlife, this property offers a prime lifestyle opportunity in a secure and privileged setting.

This is an ideal choice for families looking for a primary residence or a stylish second home with excellent rental potential and long-term value.

Amenities

Setting: Frontline Golf, Close To Schools

Condition: Excellent

Pool: Private

Climate Control: Air Conditioning, Fireplace

Views: Country, Panoramic, Garden, Pool

Features: Fitted Wardrobes, Private Terrace, WiFi, Storage Room, Utility Room, Ensuite Bathroom, Domotics, Basement, Fiber Optic

Furniture: Fully Furnished

Garden: Private

Security: Electric Blinds, Alarm System, 24 Hour Security

Parking: More Than One, Private

Utilities: Telephone

Category: Golf

Taxes & Fees

Community: €0 per year

Energy certificate

Consumption: A

Emissions: A

Contact

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