



Ground Floor Apartment in San Roque Club

Price € 650,000

Bedrooms	3
Bathrooms	2.5
Build Size	176 m²
Terrace	70 m²
Plot Size	625 m²

SETTING

- ✓ Frontline Golf
- ✓ Close To Golf
- ✓ Urbanisation

ORIENTATION

- ✓ South

CONDITION

- ✓ Excellent
- ✓ Recently Refurbished

POOL

- ✓ Communal
- ✓ Private
- ✓ Heated

CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ U/F/H Bathrooms

VIEWS

- ✓ Golf
- ✓ Country
- ✓ Garden
- ✓ Pool

FEATURES

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing

KITCHEN

- ✓ Fully Fitted
- ✓ Kitchen-Lounge

GARDEN

- ✓ Communal
- ✓ Private
- ✓ Landscaped

SECURITY

- ✓ Electric Blinds
- ✓ 24 Hour Security
- ✓ Safe

PARKING

- ✓ Underground
- ✓ More Than One

CATEGORY

✓ Golf

✓ Holiday Homes

✓ Investment

✓ Resale

Exclusive Ground Floor Apartment with Private Garden, Heated Pool and Spectacular Golf Views in San Roque Club

This magnificent three-bedroom, two-bathroom apartment with an additional guest toilet is located within an elegant Andalusian-style development in the prestigious San Roque Club, one of the most exclusive residential and golf destinations on the Costa del Sol.

With 176 m² of built area, the property stands out for its generous living spaces, exceptional natural light, and a layout designed to make the most of both indoor and outdoor living. The modern open-plan kitchen, fully equipped and featuring a dining area, seamlessly integrates with the spacious living and dining room, creating a welcoming and contemporary atmosphere. Large floor-to-ceiling windows connect these areas to an impressive covered terrace of over 70 m² and a private garden of 379 m², offering fantastic panoramic views over the golf course.

One of the property's most attractive features is its private heated swimming pool, ideal for year-round enjoyment, together with extensive outdoor areas perfect for relaxing, sunbathing, or dining al fresco in an environment of absolute tranquillity.

The sleeping area comprises three bright bedrooms, all with direct access to the terrace and garden. The principal bedroom benefits from an en-suite bathroom, while the other two bedrooms share an elegant family bathroom. A guest cloakroom completes the layout.

The property includes two underground parking spaces, a golf buggy parking space, and a spacious storage room, all included in the price.

As an added value, the property holds a valid tourist rental licence, making it an excellent opportunity both as a permanent or holiday residence and for those seeking an investment with immediate rental potential.

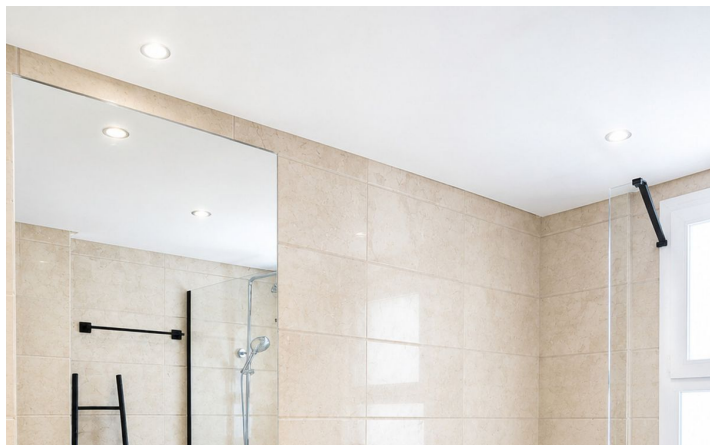
Set frontline to the golf course and surrounded by luxury villas and nature, this exceptional home benefits from 24-hour security and a privileged location just minutes from Sotogrande, beaches, marinas, international schools, and Gibraltar.

An exceptional opportunity for those seeking quality of life, privacy, and unrivalled views in one of Southern Europe's most exclusive areas.

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GALLERY





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