



# Detached Villa in Sotogrande Alto

Price € 995,000

Bedrooms	3
Bathrooms	3
Build Size	279 m <sup>2</sup>
Plot Size	1109 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town

## POOL

- ✓ Private

## CLIMATE CONTROL

- ✓ Fireplace

## VIEWS

- ✓ Sea
- ✓ Panoramic

## FEATURES

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Private Terrace

Located in the exclusive and quiet area of Triana, in Sotogrande Alto (Cádiz), this villa offers an exceptional opportunity for those looking for a functional residence in a natural and safe environment. The property stands out for its simple and practical architectural design, with spacious and well-distributed spaces. It has five bedrooms and four bathrooms, making it an ideal choice for both large families and those who enjoy entertaining in comfort. Outside, the villa has an extensive private garden of flat land, perfect for enjoying the outdoors in an environment dominated by cork oaks. In addition, residents have access to a communal swimming pool, ideal for enjoying the good climate of the area. The property also includes a carport, which offers a comfortable and secure parking solution. A property that combines privacy, comfort and a privileged location in one of the most sought-after areas of the Cadiz coast.

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