



Residential Plot in Sotogrande Alto

Price € 2,095,000

Bedrooms	4
Bathrooms	3.5
Build Size	567 m ²
Terrace	115 m ²
Plot Size	744 m ²

SETTING

- ✓ Close To Golf
- ✓ Close To Sea
- ✓ Close To Port
- ✓ Close To Town
- ✓ Close To Shops
- ✓ Close To Schools

ORIENTATION

- ✓ South

CONDITION

- ✓ Renovation Required

POOL

- ✓ Communal

CLIMATE CONTROL

- ✓ Air Conditioning

FEATURES

- ✓ Covered Terrace
- ✓ WiFi
- ✓ Near Transport
- ✓ Ensuite Bathroom
- ✓ Private Terrace
- ✓ Double Glazing

KITCHEN

- ✓ Partially Fitted

GARDEN

- ✓ Private

SECURITY

- ✓ Gated Complex

PARKING

- ✓ Covered

UTILITIES

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

CATEGORY

- ✓ Luxury

Ultra-prime double plot in Altos de Valderrama with existing project for a landmark private villa | €2,000,000 + taxes

Set in one of the most discreet, silent and private positions within Altos de Valderrama, this double plot offers an exceptional opportunity to create a substantial private residence in a very low-density residential environment surrounded by mature trees and bordering Sotogrande's most prestigious golf setting. This is less about open views and more about privacy, scale, residential security and a highly difficult address to replicate. The opportunity is further strengthened by an existing basic architectural project for a major detached residence on a 5,481 m² project plot, with 1,781.71 m² computable area within the proposal. Offered at €2,000,000 + taxes.

Investor key facts

Combined working cadastral area: 5,495 m² (3,300 m² + 2,195 m²)

Project plot area: 5,481 m²

Normative buildability used in project: 1,808.73 m²

Computable project area: 1,781.71 m²

Total built area in project: 2,738.02 m²

Estimated PEM: €2,609,151.82

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GALLERY







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