



## Sotogrande Alto Spain

R159-00636

POA

-  
Currency conversions are approximated and may vary.

Magnificent villa in one of the most exclusive areas of Sotogrande

This contemporary style villa consists of 6 ensuite bedrooms, one of which is being used as a study. The study is located above the double garage and would be a good independent space for visitors or even service personnel. All 6 bedrooms are very spacious and are beautifully decorated, they also have masses of natural light.

The living room is large and has a fireplace as well as large windows and direct access to the garden. The garden is breathtakingly stunning, well kept and has a private pool with a wooden border to ensure safety. The kitchen is modern, ample and fully-equipped. There is limestone flooring throughout and large windows which provide the home with tremendous character and the utmost elegance.

The property sits on a plot of just over 3000m<sup>2</sup>, 683m<sup>2</sup> of which are inhabitable metres. The pool is heated, allowing the owners to make use of it all year round. The house has been orientated towards the sun to ensure that the home maximises all seasons of the year as well as the use of natural light. The home also has underfloor heating and air conditioning throughout.

This is ...

### About the Zone



# LANDCASTER

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Sotogrande alto is where the most exclusive and biggest villas of sotogrande are located. The houses on this area are for those who enjoy calmness and privacy from their big homes. Also you are on the top part of Sotogrande and many houses can enjoy a beautiful view to the sea. Also in sotogrande alto there is the Valderrama golf course, which is where the Andalusia championship is held each year...

## Property Features:

Bedrooms:	<b>6</b>
Bathrooms:	<b>7</b>
ECP:	<b>B</b>
Heating:	<b>Yes</b>
Air Conditioning:	<b>Yes</b>
Swimming Pool:	<b>Yes</b>
M <sup>2</sup> Built:	<b>680m<sup>2</sup></b>
M <sup>2</sup> Plot:	<b>3085m<sup>2</sup></b>



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