



## APARTMÁN VE STŘEDNÍM PATŘE 3 LOŽNICE

📍 San Roque Club

**REF# R4826869 – 395.000€**

IBI

545 €/YEAR

Community

3648 €/YEAR



3

Ložnice



3

Koupelny



175 m<sup>2</sup>

Built



77 m<sup>2</sup>

Terrace

Welcome to your dream home at San Roque Club, a three bedroom, two and a half bathroom apartment gem nestled on the beautiful San Roque golf course. This stunning property offers 149m<sup>2</sup> of well-designed

living space and 77m2 of terrace, perfect for all year round living.

As you step inside, you are greeted by a large welcoming hallway which flows beautifully to the large independent kitchen. Here you can enjoy access out onto the South facing terrace, a haven to enjoy the surrounding Spanish countryside, immaculate golf course and warm mediterranean sunshine. The main living area is fantastic in size, featuring a charming open planned dining area.

Three large double bedrooms are well distributed, the master bedroom offering lots of privacy, plenty of wardrobe space and access out onto the main terrace. The master bedroom also hosts a double vanity ensuite bathroom with a bath. The other two bedrooms share a second bathroom, again double vanity with beautiful marble finishes. A charming terrace is shared by bedrooms two and three, a sweet spot for a morning coffee or evening glass of wine. There is centralized hot and cold air conditioning throughout the property, with electric shutters fitted on all terrace doors.

Communal areas provide a beautifully maintained swimming pool with plenty of green areas for lounging. The underground parking and storage room is large in size, with a separate area for parking a golf buggy.

Location Highlights: The highly sought-after San Roque Club is just minutes away from Sotogrande Marina, with convenient access to Gibraltar airport, just a fifteen minute drive away. Enjoy the best of both worlds: a peaceful residential atmosphere with easy access to surrounding towns and beautiful beaches.

Don't miss this opportunity to make this luxurious apartment your forever home. Schedule a private showing today!



