

## 5 bedroom Villa for sale in Conil de la Frontera, Cádiz

590,000€



5 bed, 3 bath villa with private pool and gardens only 10 minutes walk from Roche Beach and 10 minutes drive from Conil.

The beautifully presented Villa Alegro is situated in the much sought exclusive residential area of Roche. The stunning beach of Roche is a ten minutes stroll away. The villa is surrounded by a large private garden and has a larger than average private swimming pool.



The villa briefly comprises of the following:



Entrance hall leading to the light and spacious lounge with feature fireplace. The lounge extends into the open-plan dining area. French doors lead out onto the good-sized cool covered terrace overlooking the pool and garden. The terrace offers enough space for a seating area and table and chairs for alfresco dining.

Adjacent to the front porch is another terrace with built-in BBQ.

Continuing inside, the fully fitted kitchen comes with marble worktop, electric hob, electric oven, dish washer, washing machine, extractor and sink. Also on the ground floor is the first of 5 bedrooms and a family bathroom.

The staircase leads to the first floor and the master bedroom with en-suite bathroom and a small balcony overlooking the garden. Also on this floor are 3 further single bedrooms and a family bathroom with bath, shower-over, basin and WC.

 5 bedrooms  
 1,240m<sup>2</sup> Plot size

 3 bathrooms  
 Swimming Pool

 165m<sup>2</sup> Build size