

## 3 bedroom Villa for sale in San Roque, Cádiz

595,000€



Welcome to this charming 3 bed, 3 bath semi-detached house with private garden and sea views from the solarium. **READY TO ENTER TO LIVE!** Located in a secure community of La Reserva de Sotogrande, this property offers a comfortable and relaxed lifestyle with fantastic amenities.




Upon entering the house, you will be greeted by bright and well-distributed spaces. The living room and dining room offer a cozy atmosphere to share unforgettable moments with family or friends. The kitchen is fully equipped with modern appliances and has sufficient storage space. From the living room, you have direct access to the private garden, a perfect place to enjoy meals outdoors, relax and enjoy the Mediterranean climate.

You will find the three bedrooms, the Master with its own private bathroom. These bright, well-designed rooms provide the perfect space for relaxation and privacy. The master bedroom also has direct access to the solarium, from where you can contemplate panoramic views of the sea and enjoy moments of tranquility and serenity.

The community in which this townhouse is located offers a wide range of amenities and activities for its residents to enjoy. Sports lovers will be able to take advantage of the paddle tennis courts to practice their favorite game, while the equipped gym will give them the opportunity to stay in shape without leaving home. To cool off and relax on sunny days, the community pool is the perfect place.

In addition to all these amenities, the community has security measures to provide peace of mind to its residents. You will be able to enjoy a safe and secure lifestyle in a quiet and pleasant environment.

Located in a privileged area, this semi-detached house gives you the opportunity to enjoy the beautiful sea views from

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|---|---|--|
|  3 bedrooms |  3 bathrooms |  200m <sup>2</sup> Build size |
| <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> a estrenar  | <input checked="" type="checkbox"/> aire acondicionado   |
| <input checked="" type="checkbox"/> armarios empotrados                                       | <input checked="" type="checkbox"/> azotea  | <input checked="" type="checkbox"/> calefacción central  |
| <input checked="" type="checkbox"/> cocina amueblada  | <input checked="" type="checkbox"/> cocina equipada   | <input checked="" type="checkbox"/> condominio   |
| <input checked="" type="checkbox"/> edificio con garaje                                       | <input checked="" type="checkbox"/> exterior  | <input checked="" type="checkbox"/> gimnasio   |
| <input checked="" type="checkbox"/> jardín  | <input checked="" type="checkbox"/> jardín comunitario  | <input checked="" type="checkbox"/> lavadero   |
| <input checked="" type="checkbox"/> luminoso  | <input checked="" type="checkbox"/> obra nueva  | <input checked="" type="checkbox"/> parking  |
| <input checked="" type="checkbox"/> piscina   | <input checked="" type="checkbox"/> piscina comunitaria   | <input checked="" type="checkbox"/> pista de pádel   |