

## 3 спальная комната вилла продается в San Roque, Cádiz

799.000€



This exceptional townhouse, completed in 2022, offers contemporary living with stunning views of the prestigious San Roque Golf Club. With 180 m<sup>2</sup> of usable space, whether you're looking for a dream vacation home or a permanent residence, this property has it all. Featuring 3 spacious bedrooms, a stylish living and dining area, an open-concept kitchen, 2 bathrooms, a guest toilet, as well as storage space and 2 garage spaces, this home combines comfort and practicality.

The ground floor boasts a bright and airy living room that opens up to a large west-facing terrace and private garden, perfect for outdoor gatherings, with stunning views of the golf course. The sleek, modern kitchen is fully equipped with high-end appliances. Also on this level, you'll find a convenient guest WC and a useful storage room. Upstairs, the master bedroom comes with an en-suite bathroom and a private glazed balcony overlooking the golf course. Two additional well-sized bedrooms share a bathroom with a bathtub, and have access to a balcony with views of the community pool.

The spacious rooftop terrace, offers panoramic views of the sparkling sea, the well-maintained golf course, and the community area. Large, modern windows with aluminum frames flood the home with natural light, while an energy-efficient heat pump system ensures comfort throughout the year.

Situated in a secure, gated community with 24-hour security, this property offers both luxury and peace of mind. The complex features a gym, sauna, and a communal pool, all surrounded by beautifully landscaped gardens and cork oak

- 🛏 3 спальни
- ✔ Бассейн
- ✔ azotea
- ✔ cocina amueblada
- ✔ exterior
- ✔ jardín comunitario
- ✔ parking
- ✔ terraza

- 🚿 2 ваннные комнаты
- ✔ aire acondicionado
- ✔ buen estado
- ✔ cocina equipada
- ✔ gimnasio
- ✔ lavadero
- ✔ piscina comunitaria
- ✔ urbanizacion privada

- 🏠 280m<sup>2</sup> Размер сборки
- ✔ armarios empotrados
- ✔ calefacción central
- ✔ edificio con garaje
- ✔ jardín
- ✔ luminoso
- ✔ plaza garaje incluida
- ✔ vigilancia 24h