



## 2 sovrum Lägenhet till salu i San Roque, Cádiz

**470.000€**



Exclusive New Build Residential Development in La Alcaidesa with Sea and Golf Views  
Modern homes in a privileged location on the Costa del Sol  
Discover this new residential complex in La Alcaidesa, a quiet and picturesque enclave by the Mediterranean Sea. This exclusive development offers 144 new-build homes with 2 and 3 bedrooms, all with parking space and storage room included. Located on the front line of the prestigious Alcaidesa golf course and just 1.5 km from the beach, this residential complex combines nature, sea and contemporary lifestyle in a setting of total privacy.  
Elegant design, modern comfort and unobstructed views  
The homes have been designed to maximise comfort and energy efficiency, with a south-facing orientation that provides abundant natural light and spectacular open views of the sea from the upper floors. All properties include a fitted and equipped kitchen with appliances, a reinforced entrance door, ducted air conditioning and an AA energy rating that guarantees high energy savings and respect for the environment.  
Communal areas that enhance your lifestyle  
This complex has been designed to offer much more than just a home. Its extensive communal areas include:  
Communal swimming pool with salt chlorination system  
Gardens with native vegetation and nature trails  
Fully equipped gym and outdoor meditation area  
Spa, community lounge with co-working space  
Beach volleyball court and children's area for the whole family to enjoy  
Natural surroundings and access to key amenities  
Located in one of the most exclusive areas of the Costa del Sol, La Alcaidesa offers unrivalled natural surroundings and excellent connections:  
La Alcaidesa beach: 1.5 km  
Alcaidesa golf course: 1 km  
Gibraltar: 17 km  
Sotogrande: 10 km  
Gibraltar Airport: 22 km  
Malaga-Costa del Sol Airport: 115 km  
Sotogrande Marina: 12 km  
Shopping centre in La Línea de la Concepción: 15 km  
Make your dream home a reality in La Alcaidesa  
Live surrounded by nature, golf and the sea in a private community with all amenities. Contact us today for more information or to schedule a visit to this exceptional residential development in La Alcaidesa.

-  2 sovrum
- ☒ Beach: 1500 Meters
- ☒ Near Childrens Parks
- ☒ Gym
- ☒ Number of Parking Spaces: 1
- ☒ Terrace: 33 Msq.
- ☒ Elevator/Lift

-  2 badrum
- ☒ Views: Sea
- ☒ Location: Coastal, Urbanisation
- ☒ Double Bedrooms: 2
- ☒ Parking - Space
- ☒ Jacuzzi

- ☒ Simbassäng
- ☒ Near Schools
- ☒ Useable Build Space: 106 Msq.
- ☒ Near Golf / Golf Resort Property
- ☒ Gated
- ☒ Communal Pool



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