+34 604 489 646
info@luxury-realty.com
luxury-realty.com



SOTOGRANDE ALTO

1 499 999 €

■■■■■ ■ Sotogrande Alto

■■■■■■■■ R5468809

4	4	311 m²	869 m²	121 m²
■■■■■■■	■■■■■■	■■■■■■■	■■■■■■■	■■■■■■■













■■■■■■■■

Set within one of Sotogrande Alto's established gated communities, this elegant four-bedroom residence offers an exceptional combination of privacy, security and refined living. Surrounded by the natural beauty of the countryside, mountains and golf course, the property enjoys open views while remaining conveniently close to Sotogrande's amenities, beaches, renowned golf courses and everyday services. Occupying a generous 869 m² plot, the villa offers 311 m² of built space, including 190 m² of beautifully appointed interior accommodation. Designed for comfortable family living and entertaining, the home features four spacious bedrooms and four bathrooms, complemented by a bright and inviting living and dining area with a fireplace. A brand-new, fully fitted kitchen provides a stylish and practical heart to the home, while a guest toilet, storage room and additional kitchenette enhance its everyday convenience. Presented in excellent condition and offered fully furnished, the residence showcases quality finishes and modern comforts throughout. Marble flooring, fitted wardrobes, air conditioning with individual units, fibre-optic internet and Wi-Fi are complemented by a smart home system and alarm, creating a home that is both sophisticated and effortlessly functional. The outdoor spaces are equally impressive. With 121 m² of terraces, including covered and private areas, a balcony and a charming ground-floor patio, the property provides an abundance of space for relaxing, dining and enjoying the Andalusian lifestyle. The private garden and swimming pool create a tranquil retreat, perfectly positioned to take advantage of the peaceful surroundings and far-reaching views. A covered carport provides private parking for two vehicles. Enjoying the reassurance of a gated community with surveillance cameras, this distinguished home offers an enviable balance of seclusion and connectivity. With ■shops, ■schools, ■the ■town, marina ■and ■beach ■all ■within ■easy reach, ■it ■represents an ■outstanding ■opportunity to ■enjoy ■elegant ■family ■living in one ■of ■Sotogrande's ■most ■sought-after ■residential ■settings.

■■■■■■

■■■■■■■■	R5468809	■■■ ■■■■■■■	■■■■■
■■■■■■	■■■■■■■	■■■■	1 499 999 €
■■■■■■■	4	■■■■■■	4
■■■■■■■	311 m²	■■■■■■■	869 m²
■■■■■■■	121 m²	■■■■■■■■	■■ ■■■■■■■

■■■■■■■■■■■■■■■

■■■■■■■, ■■■■■■■■■■■, ■■■ ■■ ■■■■, ■■■■■■■ ■■■, ■■■■■■■■■■■■, ■■■■■■■■

■■■■■■ ■■■■■■■■■■■■

+34 604 489 646
info@luxury-realty.com
Avda. Rotary International, 5 · Edificio
Tembo, 23
29660 Marbella

■■■■■■■■■ ■■■■■■■■■■ ■■■ ■■■■■■■
■■■■■■■■ — ■■■■■ ■■■ ■■ ■■■■■■■■■■.