

## Villa in Sotogrande Alto

**2,395,000€**



### Marketed By



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### Property Details

Bedrooms:	5
Bathrooms:	5
Interior Size:	653 m2
Exterior Size:	1618 m2



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This stunning property effortlessly combines timeless Andalusian charm with contemporary elegance, creating a warm and functional family retreat in the serene and well-established neighborhood of Sotogrande Alto. From the moment you step inside, the wow factor is undeniable. The main floor revolves around a picturesque Andalusian central courtyard, seamlessly connecting key living spaces. It features an inviting entrance hall, a spacious kitchen with a breakfast nook and adjoining laundry room, a formal dining room, and a generous living room complemented by an adjacent green winter room. Additionally, two en-suite bedrooms are located on this level. A charming covered walkway through the garden leads to a private guest suite boasting a magnificent high-beamed ceiling, as well as a double garage. The upper floor is exclusively dedicated to the luxurious master suite. With its high vaulted ceiling and an expansive 30m<sup>2</sup> south-facing terrace, it offers breathtaking views of the surrounding landscape, including the San Roque Club golf courses. The versatile lower floor provides ample opportunities for customization to suit the new owner's needs. Currently, it includes an office, a TV room, a gym, a full bathroom, and a fifth bedroom with pre-installation for an en-suite bathroom, as well as space for a potential sixth bedroom. Designed with a south-facing orientation, the villa enjoys abundant sunlight throughout the day. The beautifully landscaped garden and heated pool area offer a variety of seating spaces, including shaded spots perfect for relaxing well into the evening. This home stands out for its meticulous attention to detail and state-of-the-art amenities, ensuring the ultimate in comfort and efficiency: Underfloor heating Solar panels Modernized systems and top-quality water softening Split air-conditioning units in bedrooms Heated swimming pool with poolside shower Strong Wi-Fi coverage across all levels Numerous storage rooms A true