

**Townhouse for sale in Sotogrande Alto, Sotogrande****790,000 €**Reference: R5296753   Bedrooms: 3   Bathrooms: 3   Plot Size: 90m<sup>2</sup>   Build Size: 240m<sup>2</sup>   Terrace: 80m<sup>2</sup>



## Costa del Sol, Sotogrande Alto

Elegant 3-Bedroom Townhouse in Sotogrande,\*\* Discover the charm of this elegant 3-bedroom, 3-bathroom townhouse nestled in the prestigious Sotogrande area. Just a short stroll from Sotogrande International School, this property is perfect for families seeking convenience and luxury. Enjoy the proximity to the marina and world-class golf courses, making it an ideal location for both leisure and recreation. Situated within a secure gated community, this stunning townhouse offers unobstructed views of the lush golf course and serene lake. The spacious living area is designed for comfort and relaxation, featuring direct access to a private garden and a sunny terrace—perfect for entertaining or enjoying a quiet afternoon in the sun. Spread across two levels, this property boasts a generous 320 m<sup>2</sup> of constructed space, with 240 m<sup>2</sup> usable. The home features fitted wardrobes, a storage room, and a gas heating system with underfloor heating throughout, ensuring warmth and comfort year-round. Built in 2003 and in good condition, this townhouse is ready to welcome its new owners. With a south-west orientation, enjoy ample natural light throughout the day. Additional amenities include air conditioning, private garage . Don't miss the opportunity to make this exquisite townhouse your new home in Sotogrande!



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	South West	Air Conditioning
Private Terrace		Cold A/C
Ensuite Bathroom		Hot A/C
Fitted Wardrobes		Fireplace
Barbeque		U/F Heating
Domotics		U/F/H Bathrooms
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Garden	Close To Golf	Good
Golf	Close To Port	
	Urbanisation	
	Close To Shops	
	Close To Schools	
	Frontline Golf	
<b>Pool</b>	<b>Kitchen</b>	<b>Garden</b>
Communal	Fully Fitted	Communal
		Private
<b>Security</b>	<b>Parking</b>	<b>Utilities</b>
Gated Complex	Garage	Electricity
Electric Blinds	Private	
<b>Category</b>		
Distressed		
Golf		
Resale		