



# Vrijstaande Villa te koop in Torreguardiario, San Roque

925.000 €

Referentie: R5245321 Slaapkamers: 6 Badkamers: 4 Plotgrootte: 1.250m<sup>2</sup> Perceelgrootte: 416m<sup>2</sup>





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## Costa de la Luz, Torreguadiaro

Huge Sea View Villa, Walk to it All!

It's rare to find a sea view villa this big where you can actually walk to bars, restaurants, a secluded beach, in Torreguadiaro, at this price point.

This property is 416m<sup>2</sup> built on a 1250m<sup>2</sup> plot with 4 bedrooms in the main house, and a further 2 bedrooms in the guest apartment. The property needs refurbishment as well as a complete overhaul of the pool area, hence the price, which is more than €1000/m<sup>2</sup> under the current market average in Torreguadiaro.

If you understand Torreguadiaro, you will understand why its so unique. One of the few towns on the Costa del Sol where the A7 goes around the back, effectively making all properties "beachside" as only a small service road to cross to get to the beach. This is why big developers are coming to town like Acciona and Polo Hills with 2 luxury developments, hotels, as well as a shopping "Boulevard".

The town is known as the "gastronomic route" of San Roque Municipality, it has a top 10 voted beach in Mainland Spain by newspaper "El Pais", and its a community with lovely neighbours.

With Sotogrande on your doorstep, 20 mins walk to Port along beach if you want, its a rare gem of a location, but if you don't know, you don't know.

Properties of this size, with these views, and this easy access to the beach do not come to market often, with refurbishment you have a beautiful unique family home, holiday rental business, or a flip. Check out our video walkthrough to know more!

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## Kenmerken:

### Extra's

Overdekt terras  
Nabij vervoer  
Privé Terras  
Ensuite badkamer  
Inbouwkasten  
WiFi  
Gasten appartement

### Bijkeuken

### Ligging

Dicht bij strand  
Dichtbij haven  
Urbanisatie  
Dichtbij zee  
Dicht bij winkels

### Meubilering

Ongemeubileerd

### Beveiliging

Omheind complex

### Categorie

Vakantiehuis  
Investering  
Bestaande bouw

### Zonorientatie

Oosten  
Zuidoost Zonoriëntatie

### Huidige Staat

Eerlijke voorwaarde  
Renovatie nodig

### Keuken

Gedeeltelijk ingerichte keuken

### Parkeergelegenheid

garage  
private Parking  
More Than One

### Uitzicht

Zeezicht  
Mountain Bekeken  
Weids  
Pool Bekeken

### Zwembad

Kamer voor zwembad

### Tuin

private Garden

### Voorzieningen

Elektriciteit  
Drinkwater  
Gas