



Detached Villa for sale in Sotogrande Alto, Sotogrande

3,250,000 €

Reference: R4643614 Bedrooms: 6 Bathrooms: 7 Plot Size: 3,300m² Build Size: 600m² Terrace: 432m²





Costa de la Luz, Sotogrande Alto

ECOLOGICAL PASSIVE VILLA IN SOTOGRANDE WITH VIEWS OF THE SEA

This property will be constructed on 1 floor with the highest specifications possible and consisting of;

Entrance hall with wardrobe, huge living/dining room separated with kitchen wardrobes but still partly open. Through a distributor you go to the master bedroom with ensuite bathroom and dressing. In this part of the villa there is also another bedroom with ensuite bathroom.

The fully fitted kitchen with all appliances give out to a walled courtyard with a pergola terrace.

On the other side of the villa, we have a distributor with guest toilet, a huge garage, storage room, another distributor with 2 bedrooms with 2 bathrooms and 2 further bedrooms with ensuite bathroom.

Furthermore, there are several covered terraces, pergola terraces and terrace with a chill-out, heated swimming pool and an open garden storage.

Pictures of the bathrooms and kitchen are only examples final choice of the finishings shall be for the client within the chosen line that we propose.

Example of some of the specifications,

- Interior and exterior floor tiles from GRESPANIA or LIVING CERAMICS 600x600 – 800x800 - 1200x1200 (Colour and size to choose)
- Bathroom walls with COVERLAM or LIVING CERAMICS plates 2700X1200 (Color to choose)
- Bathrooms from ROCA – DURAVIT – VILLEROY BOCH – GEBERIT – HANSGROHE OR SIMILAR
- Aerothermia/airconditioning
- Electric underfloor heating in the bathrooms
- Hydraulic underfloor heating in living room, and bedrooms
- Ceiling high windows from Reynaers or similar with a sunken track, Planistar glass of 5+5/chamber/6+6
- Ceiling high pivot entrance door 1,50 wide
- Ceiling high and 1-meter wide interior doors
- Fully fitted kitchen with aluminum frame doors and covered with COVERLAM (Colour to choose)
- Island with COVERLAM 3600X1600 no visible joints (Color to choose)
- White goods from Bosch or AEG
- Heated pool
- 24 solar panels
- 2 lithium batteries of each 10kW
- Car charger



Features:

Features

Covered Terrace
Private Terrace
Storage Room
Ensuite Bathroom
Double Glazing
Fitted Wardrobes
Utility Room
Domotics
Restaurant On Site
Fiber Optic
Access for people with reduced mobility

Views

Sea
Mountain
Panoramic
Country
Garden
Pool
Urban

Pool

Heated
Private
Garden
Private
Easy Maintenance

Utilities

Electricity
Drinkable Water
Telephone
Photovoltaic solar panels
Solar water heating

Orientation

East
South
South East
South West

Setting

Close To Golf
Urbanisation
Close To Schools

Furniture

Optional

Security

Gated Complex
24 Hour Security
Alarm System
Entry Phone
Safe

Category

Investment
Golf
Luxury
Off Plan
Contemporary

Climate Control

Air Conditioning
Cold A/C
Hot A/C
U/F Heating
U/F/H Bathrooms

Condition

New Construction

Kitchen

Fully Fitted

Parking

Garage
Private
Covered
Open
More Than One