



## Detached Villa for sale in Torreguadiaro, San Roque

925.000 €

Reference: R5245321 Bedrooms: 6 Bathrooms: 4 Plot Size: 1.250m<sup>2</sup> Build Size: 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 416m2 built on a 1250m2 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/m2 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! "



## Features:

### Caratteristiche

Terrazza coperta  
Vicino ai mezzi di trasporto  
Terrazza privata  
Bagno privato  
Armadi a muro  
Wifi  
Appartamento ospiti  
Ripostiglio

### Collocamento

Vicino alla spiaggia  
Vicino al porto  
Zona urbana  
Vicino al mare  
Vicino ai negozi

### Mobilia

Non arredato

### Sicurezza

Complesso residenziale privato

### Categoria

Case di vacanza  
Investimento  
Rivendita

### Orientamento

Est  
Sud -est

### Condizione

Discreta

### Cucina

Completamente attrezzata

### Parcheggio

Garage  
Privato  
Più di uno

### Viste

Mare  
Montagna  
Panoramica  
Piscina

### Piscina

Spazio per la piscina

### Giardino

Privato

### Utility

Elettricità  
Acqua potabile  
Gas