



## Detached Villa for sale in Torreguadiaro, San Roque

**925,000 €**

Reference: HQ5245321   Bedrooms: 6   Bathrooms: 4   Plot Size: 1,250m<sup>2</sup>   Build Size: 416m<sup>2</sup>





## 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 País", 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:

Features	Orientation	Views
Covered Terrace	East	Sea
Near Transport	South East	Mountain
Private Terrace		Panoramic
Ensuite Bathroom		Pool
Fitted Wardrobes		
WiFi		
Guest Apartment		
Utility Room		
Setting	Condition	Pool
Beachside	Fair	Room for Pool
Close To Port		
Urbanisation		
Close To Sea		
Close To Shops		
Furniture	Kitchen	Garden
Not Furnished	Partially Fitted	Private
Security	Parking	Utilities
Gated Complex	Garage	Electricity
	Private	Drinkable Water
	More Than One	Gas
Category		
Holiday Homes		
Investment		
Resale		