



## Detached Villa for sale in Sotogrande, Sotogrande

**999,000 €**

Reference: R5177659 Bedrooms: 7 Bathrooms: 5 Plot Size: 1,608m<sup>2</sup> Build Size: 388m<sup>2</sup> Terrace: 250m<sup>2</sup>





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## Costa de la Luz, Sotogrande

Tuscan-Mediterranean Villa with Endless Possibilities for reform in Prestigious Sotogrande Costa -cannot be mortgaged currently without lpo, photos shown with potential reform options and current condition.

In the heart of Sotogrande's most sought-after gated enclave, just moments from sandy beaches, boutique shops, and the world-class Marina, lies this expansive 7-bedroom, 5-bathroom Tuscan-inspired estate. Set on a magnificent garden plot reminiscent of a private Eden, the property is shaded by mature fruit trees and framed by sweeping views—an idyllic canvas for your dream Mediterranean lifestyle.

Behind the gated entrance, a generous courtyard welcomes you, offering secure enclosed parking for 4-5 cars and a sun-filled open space perfect for children, pets, or leisurely afternoons with a book. The home's architecture reflects classic Mediterranean warmth with high ceilings, oversized rooms, and versatile layouts designed to adapt to every need.

### Interior Highlights

A large, modern kitchen with abundant storage, connected directly to the courtyard for effortless entertaining.

Ground level living with 4-5 bedrooms and 3 bathrooms (2 ensuite).

A private courtyard-entry suite with two adjoining rooms, ideal for a guest wing, home office, in-law quarters, or live-in staff.

A spacious en-suite with garden access, easily reimagined as a home gym, art studio, or children's playroom.

Two additional bedrooms on the opposite wing, sharing a full bathroom and a powder room.

Expansive entertaining areas, bathed in natural light, perfect for gatherings both intimate and grand.

### Outdoor Living

The rear garden is the property's crown jewel: a sprawling landscaped retreat with towering cypress trees on side and open sprawling views, a classic Italian-style swimming pool, and vast terraces for year-round outdoor living. This is a space designed for alfresco dining, summer celebrations, or tranquil mornings surrounded by nature.

### Upstairs Retreat

The entire upper level is devoted to a private master suite, complete with a walk-in closet and ensuite bathroom. An additional oversized room connects seamlessly to the rooftop entertainment areas and viewing decks, offering panoramic vistas and limitless potential for a sky lounge, yoga terrace, or star-gazing retreat.

### Investment Potential

While the villa is move-in ready, it invites imagination—requiring some TLC to unlock its full grandeur. With similar homes on comparable plots in Sotogrande priced between €1.7M and €6M, this property represents a rare opportunity: a vast, private estate with the flexibility to tailor and expand into the ultimate Mediterranean haven.

### Key Features at a Glance



7 bedrooms | 5 bathrooms

Spacious garden plot with fruit trees

Classic pool with cypress backdrop

Secure gated parking for 4-5 cars

Versatile guest/in-law suite with private entrance

Rooftop terraces and entertainment decks

Prime beachside location near shops, schools, and Sotogrande Marina

A property of this scale, privacy, and possibility rarely comes to market in Sotogrande. Whether envisioned as a family estate, modernized luxury villa, or creative retreat, it offers a lifestyle of sophistication and endless opportunity.





## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Barbeque  
WiFi  
Gym  
Fiber Optic  
Near Church  
Solarium  
Guest Apartment  
Staff Accommodation  
Sauna  
Games Room  
Domotics  
Restaurant On Site  
Tennis Court  
Guest House  
Access for people with reduced mobility  
Bar  
Day Care  
Near Mosque  
Stables

### Views

Panoramic  
Country  
Garden  
Pool  
Courtyard  
Forest

### Orientation

North  
West  
North West

### Climate Control

Air Conditioning  
Fireplace

### Setting

Beachside  
Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Village  
Town  
Close To Marina  
Suburban  
Close To Forest

### Condition

Good  
Recently Refurbished  
Restoration Required  
Fair  
Renovation Required



## Pool

Private

## Garden

Private

Easy Maintenance

## Utilities

Electricity

Drinkable Water

Solar water heating

Telephone

Port

Marina

## Furniture

Fully Furnished

Not Furnished

Optional

Part Furnished

## Security

Gated Complex

24 Hour Security

Alarm System

Entry Phone

## Category

Reduced

Holiday Homes

Investment

Resale

Bargain

Golf

Luxury

Cheap

Off Plan

## Kitchen

Fully Fitted

## Parking

Garage

Private

More Than One