



## Duplex for rent in San Roque, San Roque

3,000 - 3,000 €

Reference: R5123299 Bedrooms: 3 Bathrooms: 4 Build Size: 150m<sup>2</sup> Terrace: 100m<sup>2</sup>





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## Costa de la Luz, San Roque

Nestled in the exclusive residential enclave of San Roque Club, this refined duplex offers the perfect blend of comfort, sophistication, and Mediterranean charm. Ideal for families, golfers, or discerning travellers, it promises a serene retreat just minutes from the glamour of Sotogrande and its marina, beaches, and top-tier restaurants. This bright and spacious duplex spans over 150m<sup>2</sup> of built space across two levels, with generous terraces totaling over 100m<sup>2</sup> and a private garden of 30m<sup>2</sup>. Layout: Ground floor: Welcoming entrance hall, fully equipped kitchen, elegant living and dining area with access to a covered terrace and open-air seating area. A guest toilet and internal staircase lead to the upper floor. First floor: Three large bedrooms, each with its own en-suite bathroom, a walk-in wardrobe, hallway, and a beautiful upper terrace with open views over landscaped green areas and the golf course. The home is furnished with taste and elegance, featuring quality finishes, neutral tones, and natural light in every room. The design reflects a lifestyle of discreet luxury and relaxation. Included in the rental: 2 underground car parking spaces 2 additional buggy parking spots Gated community with 24h security This property is located within walking distance of San Roque Golf Club and just a short drive to Sotogrande International School, the beach, and multiple sporting and lifestyle clubs.



## Features:

### Features

Ensuite Bathroom

### Garden

Communal

### Orientation

South East

### Parking

Communal

More Than One

### Pool

Communal