

## 7 bedroom Country House for sale in Sotogrande, Cádiz

5,200,000€

Located in one of the most prestigious roads in Sotogrande Alto, in close proximity to the new So Sotogrande Hotel and a short drive from the International School, this beautiful property offers a wealth of features making it a wonderful family home.





Situated in the centre of the plot, with South orientation, the rear of the property looks over the manicured and mature gardens and swimming pool, with extensive sunbathing areas.

The main entrance to the house is via a traditional walled patio with mature gardens leading to the main double height hallway. The house benefits from a fully fitted kitchen, with a double height ceiling, central island units, a breakfast area and panoramic views to the sea. There is a separate dining room and lounge, with a central fireplace, beamed ceiling and huge windows giving a sense of space and light.

There are four en-suite bedrooms in the main house, one of which is the master with spacious dressing room and bathroom. There are two more en-suite bedrooms in the guest cottage, and a further bedroom, currently in use as an office.

In addition there is a gymnasium and games room, the swimming pool is salt water, with heating and LED lighting. Solar panels hidden in the garden supply the domestic hot water, underfloor heating when required, air conditioning and the pool.

There is an alarm system covering the main house, guest cottage and underground garage, and the doors & windows are armed by magnetic contacts allowing all the windows to be tilted open for ventilation while the alarms are still

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|--|---|--|
|  7 bedrooms                    |  6 bathrooms |  1,260m <sup>2</sup> Build size |
|  3,365m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> South orientation  |
| <input checked="" type="checkbox"/> Private garage   | <input checked="" type="checkbox"/> 3 parking spaces  | <input checked="" type="checkbox"/> Private garden   |
| <input checked="" type="checkbox"/> Private pool   | <input checked="" type="checkbox"/> Mountainside  | <input checked="" type="checkbox"/> Amenities near   |
| <input checked="" type="checkbox"/> Air conditioning   | <input checked="" type="checkbox"/> Fully fitted kitchen  | <input checked="" type="checkbox"/> Fireplace  |
| <input checked="" type="checkbox"/> Marble floors  | <input checked="" type="checkbox"/> Basement  | <input checked="" type="checkbox"/> Solar panels   |
| <input checked="" type="checkbox"/> Gym  | <input checked="" type="checkbox"/> Alarm   | <input checked="" type="checkbox"/> Security entrance  |
| <input checked="" type="checkbox"/> Double glazing   | <input checked="" type="checkbox"/> Dining room   | <input checked="" type="checkbox"/> Guest toilet   |

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