+34 604 489 646

info@luxury-realty.com

Land in San Roque Club

Reference: R5201941



Bedrooms: by request
Bathrooms: by request
M² Build size: 1,028
Price: 430,000 €
Status: Sale
Property Type: Land
Parking places: by request
M² Plot Size: 2,572

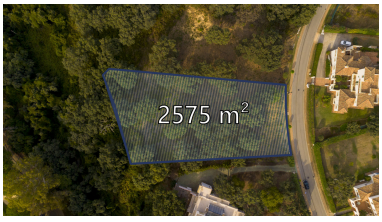












Overview:

Discover an extraordinary opportunity to craft your personal sanctuary within the highly coveted San Roque Club, an emblem of sophisticated living in Southern Spain. This expansive 2,572 m² building plot offers a blank canvas for architectural brilliance, where your vision of an opulent Mediterranean lifestyle can be brought to life amidst breathtaking natural beauty and world-class amenities.

A Premier Address in Southern Spain's Exclusive Enclave

Nestled within the prestigious San Roque Club, this prime parcel is situated in one of Europe's most sought-after luxury destinations. The Club is synonymous with an exclusive lifestyle, renowned for its two championship golf courses – the historic 'Old Course' and the challenging 'New Course'. This private, gated community offers unparalleled security and tranquility, creating an idyllic retreat.

The strategic location in Southern Spain grants residents the best of the Andalusian sun and culture, with approximately 300 days of sunshine annually. The region boasts a rich tapestry of history, exquisite gastronomy, and vibrant cultural events. Moments away, Sotogrande offers glittering marinas, elite polo clubs, equestrian centers, fine dining, and designer boutiques. It also hosts prestigious international schools, making this an ideal location for discerning families.

The vibrant Costa del Sol is easily accessible, offering further leisure options, from chic beach clubs to charming whitewashed villages. Gibraltar's international airport is a mere 20-minute drive, while Malaga Airport, a major international hub, is less than an hour away, ensuring seamless connectivity to major European cities. This accessibility, combined with the region's natural beauty – from golden beaches to the rolling hills of Andalusia – solidifies San Roque Club's status as a premier international destination.

Unleash Your Architectural Vision

Encompassing a generous 2,572 m², this magnificent plot provides ample space to design and construct a substantial, single-family luxury residence. The planning regulations are exceptionally favorable, permitting a remarkable build volume of up to 1,028 m². This generous allowance empowers you to conceive a villa of grand proportions, featuring expansive living areas, multiple bedroom suites, and bespoke amenities like a private gym, home cinema, or wellness spa, all tailored precisely to your desires.

The architectural possibilities are virtually limitless. Imagine a masterfully designed home where elegant interiors flow seamlessly into magnificent outdoor spaces. Envision lush, landscaped gardens creating a private Eden, encircling a spectacular infinity-edge swimming pool that offers serene views of the verdant surroundings and, perhaps, glimpses of the acclaimed golf course. Generous setbacks mandated by urban planning ensure maximum privacy and an unencumbered connection with the natural environment, preserving the peace and harmony that define this exclusive enclave.

This is an invitation to define your ultimate lifestyle. Picture bright, airy interiors bathed in natural light, showcasing exquisite finishes and bespoke details. Whether your architectural preference leans towards sleek modernism, timeless Mediterranean elegance, or a harmonious blend, this plot provides the perfect foundation for a truly unique and personalized architectural statement.

A Lifestyle of Luxury and a Prudent Investment

Investing in a plot within San Roque Club means embracing a lifestyle of unparalleled luxury, comfort, and security. Join a distinguished international community that values privacy, quality, and an active outdoor life. Enjoy privileged access to world-class golf, fine dining, and the myriad recreational and social opportunities presented by San Roque Club and neighboring Sotogrande. Where the Mediterranean sun enhances every experience, making every day feel like a holiday.

Furthermore, San Roque Club is a highly consolidated and growing area within the luxury real estate market of Southern Spain. Prime building plots of this size and with such favorable build allowances are becoming increasingly rare. This represents not only an opportunity to create your dream home but also a sound investment in a location renowned for its enduring appeal and capital appreciation potential.

Seamless Realization of Your Dream Home

Offered without an existing project or building license, this exclusive plot affords complete creative freedom. Collaborate with your chosen architects to conceptualize a residence that perfectly embodies your individual taste and lifestyle without compromise. Crucially, a favorable precedent for obtaining a building license has been firmly established for this property, providing significant reassurance regarding the viability and smoothness of the construction approval process. This history confirms that realizing your architectural masterpiece on this land is a highly feasible and well-supported endeavor.

Features:

Mountain views, Private garden, 24H Security