



## La Reserva Spain

3276

POA

Currency conversions are approximated and may vary.

Located in one of Sotograde's most exclusive residential areas within the same gated community as the prestigious international school and the Beach Club, just one minute from the golf course and five minutes from the beach this elegant ground-floor apartment offers exceptional comfort and privacy.

Built in 2022 and in excellent condition, the property features a generous 102 m<sup>2</sup> private garden and enjoys bright natural light thanks to its south-east orientation. It comprises three spacious bedrooms, each with its own en-suite bathroom, as well as a large living area with direct access to the terrace and garden, perfect for enjoying the outdoor lifestyle all year round. The home is fully furnished and move-in ready.

The community provides outstanding amenities, including a swimming pool, gym and padel courts, along with 24-hour security for complete peace of mind. Two parking spaces are also included.

A unique opportunity to live in a privileged setting with every convenience close at hand.

### About the Zone

La Reserva, es la parte más nueva de Sotograde , en la zona alta de la montaña , por lo tanto con espectaculares vistas al mar , campos de golf y Peñón de Gibraltar. Es de lo más exclusivo, con una superficie de 400 hectáreas donde se encuentran majestuosas viviendas, un fantástico campo de golf y un selecto club club de playa. Es una zona muy privada, con seguridad las 24 hs. Se ...

### Property Features:

Bedrooms:	<b>3</b>
Bathrooms:	<b>4</b>
Garage:	<b>Parking</b>
ECP:	<b>A</b>
Heating:	<b>Yes</b>
Air Conditioning:	<b>Yes</b>
Swimming Pool:	<b>Yes</b>
M <sup>2</sup> Built:	<b>240m<sup>2</sup></b>
M <sup>2</sup> Plot:	<b>102m<sup>2</sup></b>