



## Reyes y Reinas

For sale at 2.900.000 €

6  
BEDROOMS

7  
BATHROOMS

2700  
PLOT

700  
BUILT

Sale of charming Andalusian-style villa (corner) in the area of Kings and Queens in Sotogrande Costa. It has 700 m2 built on a 2,700 m2 plot.

The property is distributed over three floors:

- Basement, where we find a garage with space for 2 vehicles, 2 bedrooms, one of them with a bathroom (unfinished) and two other areas for the use that is required (storage, .....).
- Ground floor with a charming entrance hall that distributes the villa in:

1. Right wing: living room with fireplace, dining area, living room (all of them with access to the porch, pool and garden), bedroom with en-suite bathroom (bathtub), fully equipped Andalusian-style kitchen with wooden beams, area dining room and storage area, laundry room with access to terrace and toilet.
2. Left wing: 4 bedrooms and 4 bathrooms (3 of them en-suite and with bathtubs).  
The main room has a dressing room and the bathroom has a hydromassage bathtub and shower. The entire ground floor with underfloor heating and ceramic. All bedrooms with fitted wardrobes.  
– Upper floor with gym area and large office with access to a terrace overlooking the pool.  
Wooden floor.  
The well-kept garden and the pool centered in front of the main porch.  
The villa also has another porch with a storage area and toilets next to the pool.  
One of the best and most privileged areas of Sotogrande and located 5 minutes by car from the beach, 15 minutes from Gibraltar and 1 hour from Malaga.  
Radiating floor.  
South orientation.













