



## La Marina

**PBD**

3  
BEDROOMS

3  
BATHROOMS

PLOT

187  
BUILT

Set in one of the most prestigious enclaves of **Sotogrande**, just moments from its golden beach and enjoying privileged views over the **Sotogrande Marina**, this exceptional duplex townhouse offers an elegant and serene Mediterranean retreat.

The residence has been thoughtfully designed to deliver both sophistication and comfort. It features **three beautifully appointed bedrooms, each with a private en-suite bathroom**, providing a sense of exclusivity and privacy for every guest. Soft neutral tones, abundant natural light, and refined finishes create an atmosphere of calm and understated luxury throughout. The **newly renovated bathrooms** showcase clean

architectural lines and high-quality materials, evoking the ambience of a discreet boutique hotel.

At the heart of the home lies a **brand-new, fully equipped kitchen**, seamlessly combining contemporary design with practicality. Whether preparing a quiet breakfast or hosting an intimate dinner, the space is designed to complement an effortless lifestyle, where elegance and functionality coexist naturally.

The outdoor areas elevate the experience further. A **private landscaped garden** offers a tranquil haven for moments of quiet relaxation, while the true centerpiece is the **spectacular terrace overlooking the Marina of Sotogrande**. Here, days unfold between sun-lit mornings and refined evenings, with al fresco dining framed by water reflections and gently moored yachts — an unmistakable expression of coastal luxury.

For absolute comfort in every season, the property is equipped with **air conditioning for both cooling and heating**, and includes **two private parking spaces**, ensuring convenience and peace of mind throughout your stay.

This residence is not simply a holiday home, but a refined lifestyle experience. From morning walks to the beach and leisurely afternoons by the marina, to evenings immersed in privacy, elegance, and calm, this duplex offers a rare opportunity to experience Sotogrande at its most exclusive. A perfect choice for discerning guests seeking luxury, location, and a timeless Mediterranean setting.





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