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La Reserva

For sale at **894.000** €

SEMI DETACHED	**SEMI DETACHED**	**VILLA**
3 bedrooms	4 bedrooms	4 bedrooms
894000 €	**1336000** €	**1516000** €

Villa Los Álamos is an elegant residential complex of 49 villas designed by the architectural firm Torras y Sierra, with a traditional style design, in the urbanization of Sotogrande (Sotogrande Alto), at the foot of the “La Cañada” golf course. What defines this development, in which the environment is the protagonist, is the vegetation and the outdoor spaces that articulate and give meaning to the entire architecture of the project. The motto of the proposal is “a garden with houses.” The exclusivity, sustainability and design of its villas in a natural and closed environment. The urbanization will have a paddle tennis court.

With easy access to the A-7 (Exit 1094) it allows, in just a few minutes, to access the Sotogrande Marina, which is just 7 km away and enjoy its wide range of leisure activities; Trocadero Sotogrande, KE restaurant and golf courses (La Cañada Golf Club, La Reserva Club Sotogrande, Real Club de Golf Valderrama, etc.).

The homes are fundamentally organized into 3 typologies:

Patio Houses: set of 19 townhouses in the northernmost part of the plot. They constitute the “village area of the project”, composed of contemporary architecture, with flat roofs. In each of these homes, the spaces are articulated around a private patio, which has a garden, swimming pool and pergola area. These homes have 3 en-suite bedrooms on the first floor, while the main living-dining room and kitchen spaces are located on the

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ground floor, in continuity with the outdoor spaces belonging to the patio. In addition, they have a small basement for laundry. Basement floor of facilities and laundry room.

Garden houses: they are configured with a more timeless architecture, with volumes that combine with each other on the different gardens and platforms, adapting to the topography of the land. The 24 semi-detached houses of this typology each consist of a plot with an independent garden and swimming pool, as well as a large pergola that will allow the interior space to be extended to the outside, to be able to enjoy the climate of Sotogrande. Most of them have a plot area of more than 300 m2. Basement floor of facilities and laundry room.

Exempt / Individual Houses: there are six units of this typology. They have the same characteristics as the Couplets. These villas are located in the southern area of the plot, where the slope of the land is more pronounced, the plots are larger in area, some of them exceeding 1000 m2. Basement floor of facilities and laundry room. These homes have 4 bedrooms, 4 bathrooms and a toilet.

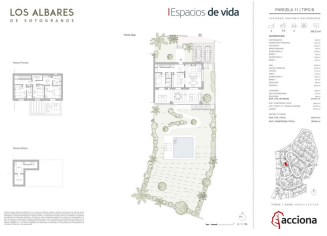
The design of the homes responds to the highest demands of comfort and quality, from the air conditioning and underfloor heating by aerothermal, to the furnished and equipped kitchens, through a careful choice of finishes, everything responds to a first-class product and its environment. to the latest trends.

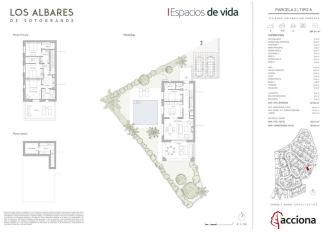
All homes in Las Villas de los Álamos de Sotogrande are equipped with photovoltaic panels.









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[Watch video]