



## Finca - Rural Estate for sale in San Enrique, San Roque

3,500,000 €

Reference: R3856531 Bedrooms: 11 Bathrooms: 7 Plot Size: 25,000m<sup>2</sup> Build Size: 1,183m<sup>2</sup> Terrace: 135m<sup>2</sup>





## Costa de la Luz, San Enrique

Gorgeous colonial traditional Andalusian style farmhouse located in the best part of San Enrique de Guadiaro, only five minutes from Sotogrande, the beach and all the Polo facilities in the area are literally on your doorstep, such as Ayala, which makes it ideal for those interested and professionals in this area of this sport or horse lovers and countrylovers in general. The farmhouse is a restored 17th century building of 2.5 hectares. The main house is approximately 450 years old. It is a very large main house, but still feels nice and cozy. This is a two-storey closed country house with a central patio, large gardens, parking area for numerous cars. It has an entrance hall with stairs to go up to the upper floor, library, piano room, living room with covered terrace, kitchen with an incredible size of 6x10 meters, pantry with patio laundry. Summer dining room for 14 people or more. Private pool of 6x15 meters. Cinema. Master bedroom with en suite bathroom and dressing room.

3 double bedrooms with respective bathrooms and giving you lots of amazing views and natural light in every room. Games room. It is warm and inviting with the stone look and the wooden beams throughout the house. Also several rooms with beautiful fire places, every corner of this property has a special warm feeling.

Next to the main house there is also has a guest house with 3 bedrooms en suite, living room, kitchen and laundry room.

And another house originally for the service with 4 bedrooms and 2 bathrooms, kitchen, laundry and garden.

Outside there is a large stables area with 28 boxes for (polo) horses. 25-meter training track, 300-meter gallop track. and 6 meters wide. 4 small enclosed fields, separate entrance and 6 meter wide parking area. It is an ideal property for horse lovers, close to leisure and with a village atmosphere. Here you don't need a car to go have a coffee, or why don't you also take your horse to have a coffee.

The Cortijo has the possibility of having energy level O through the use of solar panels and a heat exchanger.

- Year of Construction 1830 reformed in 1990 by famous architect Marcos Sáinz, some parts of the house over 450 years old.

- Total of 4 houses = 11 bedrooms 1

- Total of 4 houses = 7 Bathrooms

- Total surface approx. 1,183 m<sup>2</sup>

- Plot surface approx. 2.56 ha

- Terrace 135 m<sup>2</sup>

- Heating

- o Decentral heating

- Floor type

- o Stone

### AMENITIES AND SPECIAL FEATURES OF THIS HOUSE

- o Accessible for wheelchairs

- o Superb for horse / Animal / Polo lovers

- o A Cortijo in a superb location with the ability to walk to shops and bars

- o Beautiful Swimming pool



- o Several Guest apartments
- o Large Terraces
- o Several Fireplace
- o Very Large Built-in kitchen
- o Beautiful Dining area with Fireplace
- o Very Royal, this house is fit for a King/Queen

## SAN ENRIQUE: LOCATION AND SURROUNDINGS OF THIS PROPERTY

Sotogrande is one of the most elegant and secluded residential towns in the southern Spain and covers an area of more than 2,000 hectares from the Mediterranean coast to the hills above. Located to the far west of the Costa del Sol just 15 minutes from the rock of Gibraltar and 20 minutes to the cosmopolitan towns of Marbella, Guadalmina and Puerto Banus.

Sotogrande is famous for its world-class golf courses, International polo tournaments and superb yachting marina with a refined choice of water sports.

Valderrama, possibly the finest golf course on the European continent, once home to The Volvo Masters and The Ryder Cup, as well as various other courses close behind such as The Real Club de Golf Sotogrande, Almenara and San Roque make this a true golfer's paradise.

With beautiful surroundings and stunning private residences, Sotogrande offers comfort, discretion and tranquillity. From independent stately villas, to sea-front apartments and frontline golf properties in the surrounding countryside – life here is exquisite.

Sotogrande continues to uphold its elegant flair and has always attracted the finest clientele from Spain as well as the rest of the world and offers something very special for everyone, from fine restaurants, nightspots and boutiques, to extensive sports and leisure facilities.

An excellent infrastructure with professional services, International school and all amenities close by compliment the unique quality of life here, creating the perfect place for a relaxing holiday or permanent residence.



## Features:

### Features

Covered Terrace  
 Near Transport  
 Private Terrace  
 Storage Room  
 Ensuite Bathroom  
 Double Glazing  
 Fitted Wardrobes  
 Games Room  
 Guest House  
 Barbeque  
 Stables  
 Fiber Optic  
 Access for people with reduced mobility

### Views

Panoramic  
 Country  
 Garden

### Pool

Private

### Garden

Private

### Utilities

Electricity  
 Drinkable Water  
 Telephone

### Orientation

South  
 West  
 South East  
 South West

### Setting

Close To Shops  
 Village

### Furniture

Not Furnished

### Security

Gated Complex

### Category

Investment  
 Golf  
 Luxury  
 Resale  
 Contemporary

### Climate Control

Cold A/C  
 Hot A/C  
 Fireplace  
 Central Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Private  
 Covered  
 More Than One