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Residential Plot for sale in Sotogrande Alto, Sotogrande

2,000,000 €

Reference: R5362945 **Plot Size:** 5,481m^2 **Build Size:** 1,808m^2











Costa de la Luz, Sotogrande Alto

Ultra-prime double plot in Altos de Valderrama with existing project for a landmark private villa | €2,000,000 + taxes

Set in one of the most discreet, silent and private positions within Altos de Valderrama, this double plot offers an exceptional opportunity to create a substantial private residence in a very low-density residential environment surrounded by mature trees and bordering Sotogrande's most prestigious golf setting. This is less about open views and more about privacy, scale, residential security and a highly difficult address to replicate. The opportunity is further strengthened by an existing basic architectural project for a major detached residence on a 5,481 m² project plot, with 1,781.71 m² computable area within the proposal. Offered at €2,000,000 + taxes.

Investor key facts
Combined working cadastral area: 5,495 m² (3,300 m² + 2,195 m²)
Project plot area: 5,481 m²
Normative buildability used in project: 1,808.73 m²
Computable project area: 1,781.71 m²
Total built area in project: 2,738.02 m²
Estimated PEM: €2,609,151.82

Features:

Orientation
South
South West

Views
Mountain
Panoramic
Garden
Pool
Golf
Forest

Setting
Close To Golf
Close To Port
Urbanisation
Close To Sea
Close To Shops
Close To Town
Close To Schools
Close To Marina
Frontline Golf

Condition
Excellent

Furniture
Optional

Security
Gated Complex
24 Hour Security
Safe

Category
Holiday Homes
Investment
Resale
Bargain
Golf
Luxury
Contemporary
Off Plan
With Planning Permission