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Villa Castillo

3-bed Villa in Conil de la Frontera (Roche)

€ 475,000

Reference: C00760



Lovely 3 bed, 2 bath villa with private pool and pretty gardens in much sought after urbanisation only 10 minutes walk from Roche Beach

Villa Castillo is a spacious villa set in a quiet street only a short walk away from the beautiful natural sandy beach of Roche. The urbanisation itself is made up of a selection of unique and individual villas on generous plots in amongst the natural pine forest right next to the coast. Restaurants, shops and bars are all close-by. Roche is equidistant between the popular towns of Conil and Chiclana with their beautiful beaches, many restaurants, shops, supermarkets and bars.

The property itself is nicely presented throughout and a brief description is as follows:

Entrance via private gate into the front gardens mainly laid to lawn with off-road hard-standing for one vehicle. The main entrance to the villa is through a small covered porch into the entrance hallway leading to all accommodation arranged on the one level.

Straight ahead leads into the extensive open-plan living room with feature fireplace and dedicated dining area. This room is equipped with full air-conditioning and patio doors which lead out to the large wrap-around style covered terrace overlooking the gardens and pool.

Returning to the hallway and to the right of the main entrance you pass into the modern fitted kitchen with built-in appliances, stone worktops and fitted units. A door leads out to a small patio and to the separate utility room with storage and washing machine.

Passing through the hallway you find the master bedroom at the end with fitted wardrobes, air-conditioning and newly fitted shower room.

There are 2 further double bedrooms both fitted with air-conditioning and built-in wardrobes.

Outside from the large covered terrace you find the pool set in a sunny position to gain from all-day sunshine. The mature gardens are beautifully cared for consisting of lawn, planted borders, native trees and shrubs. There is a patio to the side of the property near the entrance into the kitchen with a purpose-built BBQ/oven.

This property has great rental potential for someone seeking a return on their investment.

Total construction area approx: 188sqm

Total plot area approx: 900sqm

Status: Urban

CEEE rating: TBC

Details

- 3 bedrooms
- 2 bathrooms
- Plot area: 900sqm
- Constructed: 188sqm

Features

- Near the beach
- Private Pool

Nearby

- 1.2km: Calas de Roche
- 1km: Cafe/Bar
- 64km: Airport Jerez de la Frontera
- 6km: Golf Campano
- 3km: SupermercadoManolo
- 29km: Train Station San Fernando