

## Apartment for sale in San Roque, Costa del Sol

**2** Bedrooms | **2** Bathrooms | **98 m<sup>2</sup>** Interior | **28 m<sup>2</sup>** Terraces | **Garden** Yes | **Pool** Yes  
**€ 464** IBI | **€ 250** Community fees



### Property Description

This luxury 2 bedroom apartment is located in the prestigious Emerald Greens complex in San Roque, Cadiz. With a total built area of 98m<sup>2</sup> and an interior space of 90m<sup>2</sup>, this apartment offers a spacious and comfortable living environment. The property features a private terrace of 28m<sup>2</sup>, perfect for enjoying the stunning views of the sea, country, and golf course.

Upon entering the apartment, you are greeted with a security entrance and video intercom system, ensuring your safety and privacy. The living spaces are equipped with central heating and electric blinds, allowing you to control the temperature and natural light to your preference. The apartment also boasts a fully equipped kitchen with high-quality appliances and a separate utility room for added convenience.

The bedrooms are fitted with built-in wardrobes, providing ample storage space. The master bedroom features an en-suite bathroom, while the second bathroom is conveniently located near the second bedroom. Both bathrooms are in excellent condition and offer a modern and stylish design.

The Emerald Greens complex offers a range of amenities, including a communal pool, 24-hour

security service, and a doorman. The gated community ensures a high level of privacy and security. The apartment also includes a private garage for your convenience.

The location of this apartment is ideal, with easy access to transport links and amenities. It is close to shops, schools, and a children's playground. The beautiful beaches and golf courses of San Roque are just a short distance away, making it the perfect choice for golf enthusiasts and beach lovers.

Overall, this luxury apartment in Emerald Greens is a perfect blend of comfort, style, and convenience. With its stunning views, high-quality features, and prime location, it offers an exceptional living experience. Don't miss the opportunity to make this apartment your dream home.



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