



LUXURY  
SOTOGRANDE



For Sale 5,450,000 EUR ~~5,950,000 EUR~~ - Equestrian Finca for sale near Sotogrande with land suitable for a private Polo field

 1370 Mts Sq Built

 6 Bedrooms

 7 Bathrooms

 4 Garages

# **Equestrian Finca for sale near Sotogrande with land suitable for a private Polo field - Unique opportunity**

An outstanding property of superior quality set within nineteen hectares of beautiful countryside with wonderful views, fifteen minutes inland from Sotogrande.

This very elegant, classic, private and unique estate is perfect for those in need of quietness, discretion and private polo or other equestrian facilities. The mostly flat plot is perfect for horses. Still, the elegant main house is located on top of a complete private hill overlooking the beautiful unspoiled country-side of the surroundings.

This hidden gem is nestled in the heart of the Andalusian country just 10 minutes inland from the village and Polo fields of San Enrique.

The estate is accessed through electric gates and up a large private driveway, fully paved with 'Casares' stone paving.

The main entrance to the house is through an Andalusian style courtyard leading to an attractive entrance hall with cloakroom and double doors into a spectacular high ceilinged drawing room with open fireplace and direct access to the terrace and garden. From the drawing room there are double doors which lead into a large bright dining room with sliding doors to the study/snug with open fireplace.

Leading on from the dining room you will find a large open plan kitchen and breakfast area with all the latest Bosch appliances and an original Aga. There is access to main terrace where you can enjoy outdoor seating and open-air dining overlooking the pool and garden and spectacular views.

Next to the kitchen is a separate utilities area with a walk-in cold store and shower room.

There is an separate annex with sauna, hammam, shower and cloakroom and spiral staircase leading up to a large double bedroom with roof terrace.

There is also a separate self-contained granny/guest suite accessed from the inner hall or the exterior with bedroom, shower room, living room with open plan kitchen.

The master bedroom suite has a large dressing room with an excellent range of cupboards and en suite bathroom with separate shower. There are two further bedrooms, one with en suite bathroom with separate shower which is also accessed from the master bedroom suite and the other with en suite shower room.

There are a further two cottages, one with two bedrooms, bathroom, sitting room and kitchen and the other with one bedroom, bathroom and sitting room with open plan kitchen.

Large swimming pool with pagoda-style chill out area with built-in seating. Covered barbecue area with basin and a large terrace with country views.

Mains electricity and generator back-up. Well with exclusive water rights, water deposit with water

softener and an additional rain water deposit. Security system with surveillance cameras. Gas central heating. In the main house only, there is air conditioning in the bedrooms and office and under floor heating in the main bathrooms. Oil central heating in the two cottages.

Stables for 12 horses with possibility of additional stables. Tack room with shower room.

Room to build a polo field.

Plot (fully fenced): +/- 200,000 m<sup>2</sup> (+/- 20 hectares, 50 acres)

Total built living area: appr. 1370 m<sup>2</sup>

Main house: +/- 900m<sup>2</sup> + 300 m<sup>2</sup> terraces

Guest house with sauna and hammam: +/-200 m<sup>2</sup>

Pool house and summer kitchen

2 staff/guest cottages +/- 270 m<sup>2</sup>

Stables with 12 loose boxes. +/-400 m<sup>2</sup> of stables and outbuildings

Full size pool, with saline treatment, automatic filtration, etc.

Gardens +/- 2 hectares

Outside Horse arena

Paddocks and meadows (fenced & watered) +/- 14 hectares

Mains electricity and fully automatic stand-by generator.

Private well, licensed +/- 500 m<sup>3</sup> per day, water treatment plant, 2 reservoirs.

Full burglar alarm and CCTV installation.

Gas central heating to main house, fuel oil to cottages.

## **Property Features**

Air conditioning

Alarm

BBQ Area

Double glazed windows

Dual Sinks

Electric Range

Electronic gates

Fire Alarm

Fire Place

Horse Arena

Horse Stables

Laundry Room

Lawn

Outdoor Kitchen/Bar

Solar Panels

Staff Quarters

Store Room  
Swimming Pool  
Terracotta Floors  
Water Recycling  
Wifi



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