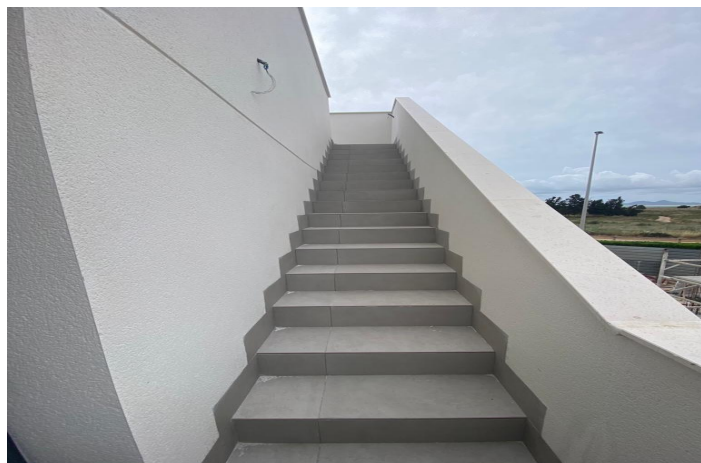




## Detached Villa for sale in Los Alcázares, Los Alcázares

**315,000 €**

Reference: N8861   Bedrooms: 3   Bathrooms: 2   Plot Size: 139m<sup>2</sup>   Build Size: 117m<sup>2</sup>   Terrace: 62m<sup>2</sup>





## Mar Menor, Los Alcázares

Newly Built Villas with Private Pool in Los Alcázares, Costa Cálida

Exclusive Modern Villas Just 700 Metres from the Sea

Discover this exclusive residential development of 9 new build villas in Los Alcázares, one of the most sought-after locations on the Costa Cálida due to its proximity to the sea, relaxed atmosphere and excellent amenities. Each villa has a private pool, separate covered garage and has been designed to offer comfort, functionality and contemporary style.

Duplex Design with Solarium and Ideal Orientation

The properties are distributed over two floors and have 3 bedrooms and 2 bathrooms, a fully equipped open-plan kitchen, a spacious living-dining room, a terrace and garden on the ground floor, a terrace on the first floor and a private solarium on the roof with a summer kitchen. Thanks to their different orientations, you can enjoy the sun all day long, all year round.

High-quality fittings

These villas are designed with top quality materials and offer:

Private swimming pool with outdoor shower

Kitchen equipped with appliances: fridge, oven, built-in microwave, ceramic hob, extractor hood and integrated dishwasher

Built-in wardrobes with drawers

Fully fitted bathrooms with mirror cabinet and shower screens

Pre-installation for air conditioning

Installation of 2 solar panels

Summer kitchen on the solarium

Covered parking space on the plot

Unbeatable location on the Costa Cálida

Located just 700 metres from the beaches of the Mar Menor, these homes allow you to enjoy a unique natural environment with calm and warm waters. Los Alcázares combines a relaxed lifestyle with all amenities close at hand: supermarkets, restaurants, sports facilities and health centres. Ideal for both permanent residence and holidays.

Distances to points of interest

Mar Menor beach: 0.7 km

Golf courses (Roda, La Serena, Mar Menor Golf): between 3 and 10 km

Murcia International Airport: 30 km

Cartagena: 22 km

Dos Mares shopping centre: 13 km

Los Alcázares marina: 2 km

Your haven of sunshine and tranquillity in the Mediterranean

These villas offer the perfect combination of modern design, privacy, comfort and a privileged location.

Contact us today and schedule your visit to discover your next home by the sea.



## Features:

### Features

Garden

Terrace: 62 Msq.

Solarium: Yes

Double Bedrooms: 3

Near Commercial Center

Near Bus Route

Location: Coastal

Private Pool

Near Golf / Golf Resort Property

Useable Build Space: 100 Msq.

Parking - Space

Air Conditioning: Pre-Installed

Gated

Number of Parking Spaces: 1

Near Schools

Beach: 700 Meters

### Energy Rating

B

### CO2 Emission Rating

B