



## Detached Villa for sale in San Javier, San Javier

310 000 €

Référence: RS17709    Chambres: 3    Bain: 3    Terrain: 214m<sup>2</sup>    Construite: 129m<sup>2</sup>    Terrasse: 35m<sup>2</sup>





## Costa Calida, San Javier

**NEWLY CONSTRUCTED LUXURY CHALET IN VELA LATINA GOLF** Have you worked hard for years and now you are ready for a different life Have you dreamed of buying a property in sunny Spain, where you can enjoy a game of golf in the Spanish sun, a stroll along the Mediterranean Sea or a delicious meal on a cosy terrace on the boulevard Then a newly built villa in Residencial Vela Latina Golf is certainly something for you. Residencial Vela Latina Golf is a quiet and luxurious complex of 24 newly built villas with private swimming pool, parking space on the grounds, several terraces where you can relax and a solarium. The villas overlook the 11th and 12th holes of the Roda golf course on the Costa Cálida. Imagine living in an area with more than 300 days of sunshine and an average temperature of 21 degrees. The villas consist of two floors and a solarium. They have a living room, a modern open plan fully equipped kitchen, three spacious bedrooms and three bathrooms. All rooms are modern and equipped with large floor tiles and floor to ceiling windows with laminated double glazing. So you will experience a lot of natural light in your house and have a wonderful connection to your garden and pool. Is there too much sunlight in your room in summer Then simply lower the dark grey aluminium blinds and keep it cool. The hot water system is supplied by a heat pump. This makes the energy costs for hot water very low. Energy-efficient thermal insulation has been used in these houses. This means that, in summer or winter, you don't have to worry about the temperature in your home. Do you prefer air conditioning That is possible. There is a pre-installation for air conditioning in your living room and bedrooms. There are also TV and telephone points in the living room and bedrooms. The residences are equipped with high quality sound insulation. If you dream of your own home in the south of Spain, where you can enjoy the Mediterranean life without worries, then a newly built villa in Residencial Vela Latina Golf is definitely for you. Are you curious and want to know more about these properties Do not hesitate to contact us. The team of Velez Real Estate will be happy to give you more information and show you personally one of the model homes. We speak Dutch, English, Spanish, German and French. NB The property is part of a new construction project. The price of the property may vary depending on the location.

**area information**Municipality San JavierProvince MurciaNumber of inhabitants 31,782Surface area 75.14 km<sup>2</sup>San Javier is a municipality in the Mar Menor, in the region of Murcia. The main economic activity on the coast is focused on tourism, although agriculture still plays a major role inland. It is well connected by motorway, AP-7 and N-332, and also has Murcia-San Javier airport. It has educational, health and cultural services and facilities, and protected natural areas such as Playa de la Hita and Isla del Barón.

**socio-demographics**Population 31,782Number of households 39,849Average age of people 37 Foreigners 22Average level of education SecondaryServicesNumber of pharmacies 32Number of primary schools 10Number of secondary schools 2Number of metro / tram / bus stops 1Number of Train Stations 1LocationDistance to the county capital 43,8 km



## Spécification:

terrace

store room

water heating

4 wardrobes

garden

Garage

terrace size: 35

Air Conditioning

Nuevo

kitchen furnished