



## Detached Villa for sale in Santa Rosalía, Murcia

**790,000 - 825,000 €**

Reference: R4954108   Bedrooms: 3   Bathrooms: 3   Plot Size: 367m<sup>2</sup>   Build Size: 344m<sup>2</sup>   Terrace: 82m<sup>2</sup> - 94m<sup>2</sup>





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## Huerta de Murcia, Santa Rosalía

### NEW BUILD VILLAS IN PRIVATE GATED RESORT IN PROVINCE OF MURCIA

New Build villas in private gated resort in the Murcia region, surrounded by excellent golf courses and just 10 minutes from the sandy beaches of the Mar Menor Sea.

The villas are built over two floors and feature 3 bedrooms, 2 bathrooms, and a guest toilet. They are designed in a contemporary style with an open-concept layout, consisting of a fully equipped kitchen and a combined living-dining room. The villas include fitted wardrobes, a private garden with a pool, off-road parking space, and a private solarium.

Large villa of 146m<sup>2</sup> plus a very useful 120m<sup>2</sup> basement finished with smooth walls, water and electrical points. This offers the perfect opportunity to use as additional accommodation, office, gym, cinema room, children's playroom....

Located in a private gated resort, with a main access entrance and 24 hours security. The resort is designed around an impressive 126.000 m<sup>2</sup> green area.

It comprises walking and cycling paths, sport facilities, paddle and tennis courts, a mini-golf course, gardens, dog parks, leisure areas, clubhouse.... Also in the central area is the jewel of the resort, a crystal-clear artificial lake of almost 17.000m<sup>2</sup> of water surface, surrounded by white sandy beaches and palm trees, bringing a piece of the Caribbean to the Murcia Region.

There are 2 islands in the lake, one of them has its own bar, there are also "beach Chiringuitos" spread around the lake.

The resort is strategically located less than 4 km from the beach and the town of Los Alcázares, where you can practice various water sports, surrounded by several golf courses and the city of Cartagena less than 15 minutes by car and 22 km from Murcia airport, therefore having a wide cultural, gastronomic and sports offer within reach.



## Features:

### Features

Covered Terrace  
Private Terrace  
Double Glazing  
Solarium  
Basement

### Views

Garden  
Pool

### Pool

Private

### Security

Gated Complex

### Category

New Development

### Orientation

South East

### Setting

Close To Golf  
Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Schools  
Close To Marina

### Kitchen

Kitchen-Lounge

### Parking

Private  
Open

### Climate Control

Pre Installed A/C

### Condition

New Construction

### Garden

Private  
Landscaped

### Utilities

Photovoltaic solar panels