



# Modern New Build Villa for Sale in San Juan de los Terreros

495.000 - 495.000 €

Referenz: RRPSVISTAMARHL    Schlafzimmer: 3    Badezimmer: 2    Grundstücksgröße: 363m<sup>2</sup>    Garten: 115m<sup>2</sup>    Terrasse: 47m<sup>2</sup>





## Costa Almeria, San Juan de los Terreros

Modern New Build Villa for Sale in San Juan de los Terreros – €495,000

Discover this stunning independent villa just 400 meters from the beach in San Juan de los Terreros, Almería. This modern ground-floor villa offers luxury, comfort, and breathtaking surroundings. With 3 bedrooms, 2 bathrooms, a private pool, and a spacious solarium, it is perfect for those seeking a Mediterranean lifestyle.

### Property Features:

- Location: San Juan de los Terreros, Almería
- Price: €495,000
- Bedrooms: 3
- Bathrooms: 2
- Floors: 1 (Ground Floor)
- Private Pool: Yes, with lighting and outdoor shower
- Solarium: Yes, with summer kitchen
- Garden: Artificial grass and paved areas
- Parking: Private space with pre-installation for motorized gate
- Energy Efficiency: Pre-installed photovoltaic panels

### Prime Location & Stunning Views

This villa is built on an elevated plot, offering spectacular views of green areas. It is only 400 meters from the beach, with direct access to San Juan de los Terreros' renowned coastline. The town offers restaurants, bars, sports facilities, supermarkets, and shops. A shopping center is just 10 minutes by car.

### Top-Quality Finishes & Smart Features

- Built-in wardrobes with drawers and mezzanine
- Fitted kitchen with Silestone countertop and backsplash
- Appliances included: Washing machine, oven, hob, extractor hood, dishwasher, refrigerator, and arothermal heater
- High-security double-glazed sliding windows
- Electric shutters in all bedrooms
- LED lighting inside and outside
- Pre-installed ducted air conditioning
- Pre-installed photovoltaic panels for energy efficiency
- Perimeter wall with artificial hedge for privacy

### Nearby Attractions & Connectivity

- Beaches of Águilas-Murcia – First-class coastal experience
- Geode of Pulpí – The world's largest visitable crystal cave
- Golf courses: Aguilón Golf (5 min) & Golf San Juan (3 min)
- Airports: Corvera & Almería International Airport (60 min)

### Your Dream Home Awaits!

This exclusive villa combines modern elegance with an unbeatable location. Don't miss this opportunity! Contact us



today to schedule your viewing and secure your place in paradise.

- Call or WhatsApp Catherine at 0034-602627580
- Send an E-mail to – sales@redrosepropertySpain.com
- Use the form on our website.



## Eigenschaften:

### Merkmale

Überdachte Terrasse

Private Terrasse

Lagerraum

Badezimmer

Einstellungsschränke

Solarium

### Pool

Privat

### Klimakontrolle

Vor installierte a/c

### Küche

Voll ausgestattet

### Ansichten

Meer