



# Bungalow for sale in Ciudad Quesada, Rojales

303,000 €

Reference: N8782 Bedrooms: 2 Bathrooms: 2 Plot Size: 33m<sup>2</sup> Build Size: 73m<sup>2</sup> Terrace: 21m<sup>2</sup>





## Costa Blanca South, Ciudad Quesada

Exclusive New Build Properties in Lo Marabú, Ciudad Quesada

Modern Design and Maximum Comfort in a Mediterranean Setting

Discover this spectacular residential complex in Lo Marabú, Ciudad Quesada, comprising 80 2 and 3 bedroom homes with 2 bathrooms. Designed with a modern and efficient approach, these properties offer spacious terraces, cross ventilation and high quality finishes to maximise comfort and energy efficiency.

The ground floor properties have private gardens, while the top floor properties have private solariums with pre-installation for a Jacuzzi and outdoor shower. In addition, the development has communal swimming pools surrounded by gardens, creating a perfect environment for relaxation and conviviality.

High Quality Features for an Exclusive Lifestyle

Each home has been designed to offer maximum comfort, with top quality materials and a contemporary design:

- Large sliding aluminium windows with thermal break.
- Motorised blinds for greater comfort.
- Climalit 4+4/14/4/4+4 glazing for thermal and acoustic insulation.
- Armoured front door with security lock.
- Fully fitted kitchens with electrical appliances included.
- Bathrooms with furniture, mirrors and shower screens.
- 150L arothermal system for hot water.
- Complete installation of ducted air conditioning (hot/cold).
- Lighting in all rooms already incorporated.
- Parking space included.

Thanks to its double façade design, the homes offer natural cross ventilation, providing coolness in summer and reducing energy consumption in air conditioning.

Privileged location in Ciudad Quesada

Lo Marabú is an exclusive residential area within Ciudad Quesada (Rojales), surrounded by natural spaces and with all services within easy reach. The urbanization is very close to the salt lakes of La Mata and Torrevieja, an ideal environment to enjoy nature and improve your wellbeing.

From your new home, you will have quick access to the main points of interest in the area:

- Guardamar del Segura and Torrevieja beaches - 10 km (15 minutes by car).
- Alicante-Elche Airport (ALC) - 38 km (35 minutes by car).
- Murcia-Corvera Airport (RMU) - 65 km (50 minutes drive).
- Prestigious golf courses - Less than 5 km.
- Shopping centres and restaurants - Just a few minutes away.
- Quick access to the AP-7 and N-332 highways, connecting to the whole of the Costa Blanca.

A Perfect Home for Enjoying the Mediterranean

With their combination of modern design, strategic location and exceptional natural surroundings, these homes in Lo



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Marabu are ideal for permanent residence, holiday home or investment property.

Don't miss out on this unique opportunity. Contact us today for more information or to arrange a viewing of your future home in Ciudad Quesada.

932



## Features:

### Features

garden

countryside

Parking - Space

Near Commercial Center

Near bus route

Air Conditioning

Useable Build Space: 68 Msq.

Communal Pool

Useable Build Space: 73 Msq.

pool

Gated

Beach: 7000 Meters

Terrace: 25 Msq.

Number of Parking Spaces: 1

Useable Build Space: 65 Msq.

Near Schools

Terrace: 21 Msq.

Beach

parking

Air Conditioning: Yes

Double Bedrooms: 2

Location: Rural, Urbanisation

Location: Coastal, Rural, Urbanisation

### Energy Rating

B

### CO2 Emission Rating

B