



## 3 soveværelse Villa til salg i San Javier, Murcia

799.000€



New Build Villas on the Frontline of Roda Golf with Private Pool

### Exclusive Golfside Living in Costa Cálida

These modern frontline villas in Roda Golf (Murcia) offer the perfect blend of luxury, comfort, and Mediterranean lifestyle. Located just 3 km from the golden beaches of the Mar Menor, this residential project is ideal for golf lovers, water sports enthusiasts, and those seeking a serene yet well-connected home on the Costa Cálida. The development is surrounded by services, restaurants, shopping options, and sports facilities, ensuring convenience for everyday living.

### Spacious Villas with Private Pools

Each villa is thoughtfully designed across two levels with a total built area of 140 m<sup>2</sup>. The layout includes:

3 bedrooms (2 ensuite)

3 fully equipped bathrooms

Bright living room with open-plan kitchen

Ground floor bedroom for convenience

Two bedrooms on the first floor with direct uncovered terrace access

Enjoy outdoor living with a private swimming pool, spacious ground-floor terrace, and a first-floor sun terrace offering uninterrupted golf views and all-day sun. Each property also includes a private parking space on the plot and a large exterior storage room.

### High-Quality Features

These homes are built to the highest standards, featuring:

|  |  |   |
|--|--|---|
| <input checked="" type="checkbox"/> 3 soveværelser                   | <input checked="" type="checkbox"/> 3 badeværelser         | <input checked="" type="checkbox"/> 140m <sup>2</sup> Byg størrelse |
| <input checked="" type="checkbox"/> 300m <sup>2</sup> Grundstørrelse | <input checked="" type="checkbox"/> Svømmepøl              | <input checked="" type="checkbox"/> Air Conditioning: Pre-Installed |
| <input checked="" type="checkbox"/> Near Schools                     | <input checked="" type="checkbox"/> Near Commercial Center | <input checked="" type="checkbox"/> Location: Urbanisation          |
| <input checked="" type="checkbox"/> Near Golf / Golf Resort Property | <input checked="" type="checkbox"/> Near Trees             | <input checked="" type="checkbox"/> Beach: 3200 Meters              |
| <input checked="" type="checkbox"/> Solarium: Yes                    | <input checked="" type="checkbox"/> Parking - Space        | <input checked="" type="checkbox"/> Number of Parking Spaces: 1     |
| <input checked="" type="checkbox"/> Private pool                     | <input checked="" type="checkbox"/> garden                 | <input checked="" type="checkbox"/> Gated                           |
| <input checked="" type="checkbox"/> Terrace: 100 Msq.                | <input checked="" type="checkbox"/> Double Bedrooms: 3     | <input checked="" type="checkbox"/> Storage / Trastero              |
| <input checked="" type="checkbox"/> Useable Build Space: 120 Msq.    |  |   |



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