

## 3 Schlafzimmer Villa zu verkaufen in San Javier, Murcia

272.900€



Modern Apartments and Penthouses with Solarium in San Javier Near Mar Menor

### Prime Location in San Javier Close to the Beach

This new residential development of 16 modern homes is located in the vibrant town of San Javier, Murcia, just 3.5 km from the calm waters of the Mar Menor. The area is well known for its year round sunshine, relaxed coastal lifestyle and excellent services. Within walking distance you will find supermarkets, restaurants, sports facilities and everyday amenities, making this an ideal place for both permanent living and holiday escapes. The Mediterranean coast is only a short 10 minute drive away, offering a wide variety of beaches and seaside promenades.

### Choice of Ground Floors with Garden or Top Floors with Private Solarium

Buyers can choose between ground floor homes with 3 bedrooms and 2 bathrooms, one of them ensuite, featuring a front terrace and a private rear garden with summer kitchen. Alternatively, top floor properties offer 2 bedrooms and 2 bathrooms, also with one ensuite, a front terrace and a large private solarium with summer kitchen, perfect for enjoying the sun all year round. Each layout has been carefully designed to maximize outdoor living and natural light.

### Attractive Communal Areas for Relaxation

The residential complex includes a beautifully landscaped communal area with a swimming pool with jacuzzi zone, bicycle parking and green gardens where residents can relax and socialize in a peaceful environment.

### Quality Features Designed for Modern Comfort

Each property is built to high standards of comfort and energy efficiency. Exterior carpentry in anthracite PVC with thermal break and double glazing provides excellent insulation and solar protection. Kitchens come fully equipped

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|  3 Schlafzimmer                    |  2 Badezimmer |  74m <sup>2</sup> Baugröße |
|  20m <sup>2</sup> Grundstücksgröße | <input checked="" type="checkbox"/> Schwimmbad   | <input checked="" type="checkbox"/> Near bus route  |
| <input checked="" type="checkbox"/> Double Bedrooms: 3   | <input checked="" type="checkbox"/> Air Conditioning: Pre-Installed                              | <input checked="" type="checkbox"/> Useable Build Space: 70 Msq.  |
| <input checked="" type="checkbox"/> Location: Coastal, Urbanisation  | <input checked="" type="checkbox"/> Near Schools   | <input checked="" type="checkbox"/> Near Commercial Center  |
| <input checked="" type="checkbox"/> Near Trees   | <input checked="" type="checkbox"/> Near Golf / Golf Resort Property                             | <input checked="" type="checkbox"/> Number of Parking Spaces: 1   |
| <input checked="" type="checkbox"/> Beach: 3500 Meters   | <input checked="" type="checkbox"/> Parking - Space  | <input checked="" type="checkbox"/> Solarium: Yes   |
| <input checked="" type="checkbox"/> BBQ  | <input checked="" type="checkbox"/> Terrace: 87 Msq.   | <input checked="" type="checkbox"/> Communal Pool   |
| <input checked="" type="checkbox"/> Gated  |  |   |



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