



## 2 chambre Villa à vendre dans Camposol, Murcia

209.950€

Stunning 'Rosa' Style Villa in Prime Sector A Location, Camposol They say it's all about location—and this charming villa delivers exactly that Situated in the highly sought-after Sector A of Camposol, this detached Rosa-style property enjoys a larger-than-average corner plot with panoramic mountain views, open space to one side, and complete privacy with no overlooking neighbors Just a 5-minute stroll takes you to the nearest of two bustling commercial centres, offering exceptional convenience for shopping, dining, and amenities Exterior & Entrance A set of front double gates leads to secure parking alongside the villa A few steps take you to a partially covered front terrace, where you can relax and take in the scenic views The glazed conservatory offers a cozy sitting area with a leather sofa and armchairs, ideal for year-round enjoyment Step through to the open section of the terrace, perfect for al fresco dining, overlooking the beautifully maintained garden and private pool Interior Living Space Inside, you'll find a bright and sociable air-conditioned lounge with an open fireplace, plus a dining area with a pine table, chairs, and Welsh dresser The adjacent fully-fitted pine kitchen is well equipped and connected via an arched serving hatch—great for entertaining A small hallway leads to the rear of the villa where you'll find two generous bedrooms, both with fitted pine wardrobes and hot/cold air conditioning The master bedroom includes a full en-suite bathroom (bath, shower, bidet, WC) The second bedroom, with twin beds, is opposite a family bathroom featuring a walk-in shower, WC, and bidet Comfort & Features Oil-fired central heating in all rooms - perfect for winter living Security reja bars on all windows and doors Excellent condition throughout - inside and out Outdoor Living The 10x5m private swimming pool is ideal for summer fun, surrounded by a spacious tiled terrace, palm trees, and sun loungers The rest of the garden is gravelled for low maintenance, with a few established Mediterranean trees Upstairs, the rooftop solarium offers breathtaking countryside views and overlooks the pool—plus there's a lockable storage unit for added convenience Investment Opportunity Currently registered with the Murcian Tourist Board, this home meets all the standards required for legal holiday rentals—making it an ideal investment for holiday letting or a tranquil full-time residence The property is being sold fully furnished and with all white goods Camposol is located 15 minutes from the blue flag beaches of Puerto de

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| 2 chambres                              | 2 salles de bains       | 75m <sup>2</sup> Taille de construction |
| 500m <sup>2</sup> Taille de la parcelle | Air Conditioning        | BBQ                                     |
| Ceiling Fans                            | Central Heating         | Close to all Amenities                  |
| Close to Bars/Restaurants               | Close to Golf           | Double Bedrooms: 5                      |
| Covered Terrace                         | External Staircase      | Fully Furnished                         |
| Garden                                  | Glazed Terrace          | Mains Electricity                       |
| Mains Sewage                            | Nearest Airport Corvera | Off Road Parking                        |