

## 3 slaapkamer Villa Te koop in San Pedro del Pinatar, Murcia

420.000€

We present this contemporary semi-detached villa, built in 2024, located in a quiet residential area in the town of San Pedro del Pinatar. The property offers 106 m<sup>2</sup> of living space on a 134 m<sup>2</sup> corner plot, ensuring greater privacy, good natural light, and optimal use of the outdoor areas.

The property features a private swimming pool, a parking space within the plot, a covered terrace, a low-maintenance garden, a laundry room, and a storage room or pantry. The main floor comprises a fully equipped open-plan kitchen that connects to the living and dining area, creating a functional and bright space. The property has three bedrooms and two full bathrooms, thoughtfully distributed for comfort and efficiency.

The south-facing orientation provides plenty of natural light throughout the day. The location is very convenient. The sea is 1.5 km away. A bakery and a pharmacy are a seven-minute walk. A hairdresser, a bank, a church, and a large weekly market are all within a ten-minute walk. Supermarkets such as Lidl, Carrefour, and Dia are a ten-minute drive away.

This property offers a balanced combination of modern design, full amenities, a good location, and privacy, making it an excellent choice as a permanent residence or holiday home.

### Climate:

The climate on the Costa Cálida, often considered the best in Europe, fosters a very sociable and healthy lifestyle, characterized by open-air activities, modern sports and leisure facilities, and exciting, cosmopolitan tourist towns that stand out for their top-tier services, some of them exclusive and considered truly luxurious. All of these cater to a discerning clientele seeking quality and personalized service.

The Costa Cálida boasts over 300 days of sunshine a year. A paradise with excellent connections to all of Europe.


### Around:

The Costa Cálida continues to attract people from all over Europe, and from other parts of the world, because it offers a unique quality of life in a beautiful setting on the shores of the Mediterranean Sea, surrounded by mountains and

 3 slaapkamers

 2 badkamers

 106m<sup>2</sup> Bouwgrootte

 134m<sup>2</sup> Perceelgrootte