



## 3 bedroom Villa for sale in San Juan de los Terreros, Almería



299,000€



Luxury villa set on a spacious and private plot, in a soughtafter area overlooking the bay of San Juan de Los Terreros. Offering sea views and views of the village and area yet is only a short walk to the beach, shops and restaurants. Set behind private gates, Once you enter the plot, you will fall in love. The gates are at the front of the house, and the pool is at the side, with total privacy, next to the terrace with its beautiful wellkept, lowmaintenance garden. The terrace is partly covered and offers shade and outside dining, allowing you to view the pool and garden whilst enjoying your meals. This 3 bedroom, 3 bathroom detached villa is immaculately maintained and is being sold furnished and ready to move into. Enter the house into a spacious entrance hall. A fully fitted openplan kitchen with all appliances, plenty of work, and storage space. A spacious and bright livingdining room with access to the terrace, plus the pool and garden area. 2 bedrooms on the ground floor, with fitted wardrobes, and 2 bathrooms. The master bedroom on the upper floor has an ensuite bathroom and a terrace that leads out to enjoy again the sea views and a lovely sunbathing area. The perfect home for fulltime living, holiday or maybe a rental investment. With many extras, air conditioning, awnings, glazed terrace, a private pool, and secure parking. Call us now to organise a viewing 950466112.

Open all year round, San Juan de Los Terreros has a beautiful coastline, rich history and easy access to schools, restaurants and shops, the area is located in the province of Almeria. The town has facilities that cover all your daily needs, schools, medical centre, bars, shops, restaurants, beachfront chiringuitos, gyms and much more. Blue flag beaches, as well as safe coves for the whole family and for the disabled. The Aguilon golf course is only 3 km from the town centre, while Desert Springs, Marina de la Torre and Valle de Este Golf can be found not far away. Well located close to all good road and rail networks, offering a train journey to any destination you wish, including Pulpi, Aguilas, Murcia and beyond with its various shopping centres and the range of amenities associated with the much larger towns, a short drive away. For those looking to relocate to a warmer climate, the Almeria region has more hours of annual sunshine than anywhere else in Europe, as well as some of the highest average annual temperatures. With 2

 3 bedrooms  
 271m<sup>2</sup> Plot size

 3 bathrooms  
 Swimming Pool

 84m<sup>2</sup> Build size