



## 3 bedroom Villa for sale in San Pedro del Pinatar, Murcia

439,000€

Modern New Build Villas for Sale in San Pedro del Pinatar - Close to Beach and Town Centre

Exclusive Residential Project in Costa Cálida

This new boutique development consists of just four contemporary independent villas, ideally located in a quiet residential area near the centre of San Pedro del Pinatar, Murcia. Just 1.4 km from the beaches of Lo Pagán, these homes offer the perfect combination of comfort, privacy, and proximity to essential services and coastal attractions.

San Pedro del Pinatar is one of the most sought-after destinations on the Costa Cálida, known for its natural salt lagoons, therapeutic mud baths, and a wide variety of leisure, dining, and wellness options. With both the Mediterranean Sea and Mar Menor within easy reach, this location is ideal for enjoying year-round sunshine and a relaxed lifestyle.

Contemporary Design and Smart Layout

Each villa features:

3 bedrooms and 3 bathrooms, including two en-suite bathrooms  
Open-plan kitchen and living area, with direct access to a spacious terrace  
Ground floor bedroom and bathroom, ideal for guests or multi-generational living  
Private swimming pool with LED lighting and outdoor solar shower  
Large rooftop solarium for sunbathing, entertaining or relaxing  
Plot with private parking space

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|---------------------------------|----------------------------------|-------------------------------|
| 3 bedrooms                      | 3 bathrooms                      | 151m <sup>2</sup> Build size  |
| 172m <sup>2</sup> Plot size     | Swimming Pool                    | Private Pool                  |
| Garden                          | Near bus route                   | gated                         |
| Number of Parking Spaces: 1     | Near Golf / Golf Resort Property | Near Schools                  |
| Air Conditioning: Pre-Installed | Double Bedrooms: 3               | Useable Build Space: 125 Msq. |
| Near Trees                      | Near Commercial Center           | Location: Coastal             |
| Solarium: Yes                   | Under-Build / Basement           | Beach: 1400 Meters            |
| Space                           | Terrace: 65 Msq.                 | B                             |