

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

394,500€

### NEW BUILD VILLAS IN SAN JUAN DE LOS TERREROS

The contemporary and innovative architecture of modern villas arrives to create a residential complex located in the town of San Juan de los Terreros in Pulpí, Almería, in southern Spain.

These carefully crafted homes and residential complex combine an exceptional level of design and quality with the highest standards of sustainability and well-being. Homes meticulously designed by the technical team of architects, so that light, spaciousness, and orientation endow each home and plot with a special character. Unique spaces that open the door to a new lifestyle to enjoy.

The foundation and structure of the houses are resolved with reinforced concrete and under ten-year warranty coverage.

Façades designed to reduce the energy demand of the house, combined with various materials to achieve an aesthetic consistent in terms of composition and colour as reflected in the infographics.





















Spacious terraces equipped with solid parapets to provide safety on the terrace railings, granting amplitude and luminosity.

The exterior enclosures of the plot will be treated with the same materials used in the house, ensuring integration into the residential complex.

Ventilated and insulated flat roofs on slabs, with different finishes according to their location and use.

The entrance door to the house will be armoured. The doors to the master bedroom, secondary bathrooms, and toilets will include locks.

The exterior carpentry will consist of windows and French windows made of lacquered Aluminium with roll up blinds made of aluminium slats, motorized in living rooms.

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|--|---|---|
|  3 bedrooms                  |  2 bathrooms                     |  125m <sup>2</sup> Build size    |
|  245m <sup>2</sup> Plot size |  Swimming Pool                   |  Private pool                    |
|  near schools                |  Gated                           |  Solarium: Yes                   |
|  Garden                      |  Location: Coastal, Urbanisation |  Air Conditioning: Pre-Installed |
|  Double Bedrooms: 3          |  Useable Build Space: 100 Msq.   |  Number of Parking Spaces: 2     |
|  Beach: 800 Meters           |  WC: 1                           |  Parking - Space                 |
|  Near Commercial Center      |  Terrace: 147 Msq.               |   |



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