





## 3 bedroom Villa for sale in Los Alcazares, Murcia

**659,000€**



NEW BUILD VILLAS IN LOS ALCAZARES&#13;&#13;New Build development of 12 exclusive detached villas, each with a private pool and roof solarium, located just 150m from the beautiful Los Narejos beach and only a 2 minutes walk from the buzzing Rio Nalon strip with its wealth of bars and restaurants.&#13;&#13;Signature homes, built to the highest standard in one of the best locations on the Mar Menor.&#13;&#13;All villas have over 120m2 of living space plus private gardens of over 100m2, with off-road parking available on the plot and a 6m x 3m private pool with sunbathing platform included.&#13;All white goods included: fridge-freezer, oven, microwave, vitro-ceramic hob, extractor-fan, dishwasher, washing machine and mini-fridge in the summer kitchen.&#13;Pre-installation of ducted air-conditioning throughout.&#13;Interior and exterior lighting, minus ornamental lights.&#13;Motorized shutters.&#13;Downstairs comprises a bright living-dining area with open plan kitchen, a bathroom and an additional downstairs room of 13m2 which could be used as a third bedroom, a separate dining room or as a garage; this room will have panoramic glass doors which open outwards and which will allow a car to park inside if required (\*although this internal space can be used for whatever the owners require and will be prepared as a bedroom, it will be put down as a garage on the deeds). There is also an exterior storage room and pool pump in the back patio. On the first floor there is master bedroom with en-suite bathroom, two fitted wardrobes and direct access to a balcony, plus another double bedroom with fitted wardrobes and access to balconies. A third family bathroom can also be found on the first floor.&#13;Stairs up from the first floor lead to a private roof solarium with summer kitchen with sink, work surface and cupboard containing a mini-fridge. Fantastic views from the solarium, thanks to its seaside location.&#13;Energy-efficient thermal insulation, plus a high level of soundproofing.&#13;Shower screens with two options available.&#13;TV and telephone sockets in the living room, bedrooms and in the solarium.&#13;Interior doors, carpentry and fitted wardrobes in white.&#13;Double-glazing with optimal solar protection.&#13;Hot water system via an electric, adjustable boiler and 1.5kw photovoltaic solar panels.&#13;Pre-installation for an electric car charger &#13;&#13;Los Alcazares is a popular coastal town where you can find shops, bars, restaurants

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|  3 bedrooms                  |  3 bathrooms |  118m <sup>2</sup> Build size |
|  187m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> Private pool   |
| <input checked="" type="checkbox"/> Garden   | <input checked="" type="checkbox"/> Near schools  | <input checked="" type="checkbox"/> Gated  |
| <input checked="" type="checkbox"/> Views: Sea   | <input checked="" type="checkbox"/> Near Commercial Center                                      | <input checked="" type="checkbox"/> Number of Parking Spaces: 1  |
| <input checked="" type="checkbox"/> Storage / Trastero   | <input checked="" type="checkbox"/> Parking - Space   | <input checked="" type="checkbox"/> Location: Coastal  |
| <input checked="" type="checkbox"/> Air Conditioning: Pre-Installed  | <input checked="" type="checkbox"/> Double Bedrooms: 3  | <input checked="" type="checkbox"/> Solarium: Yes  |
| <input checked="" type="checkbox"/> Useable Build Space: 100 Msq.  | <input checked="" type="checkbox"/> Beach: 100 Meters   | <input checked="" type="checkbox"/> Terrace: 45 Msq.   |