



## 4 bedroom Villa for sale in Campo de Golf, Murcia

375,000€

This 4 bedroom and 2 bathroom Villa with private pool is set on 3 levels providing extra terraces and great views. With high beamed ceilings and a large open plan lounge/dining room with air conditioning, gas central heating and a traditional cast iron open fire place. The large concertina doors from the lounge lead directly to the outside tiled terrace with pergola which overlooks the private pool and garden area. The front of the villa is low maintenance with a seating area and carport with an electric entrance gate. Now is the time to buy a beautifully updated home in a peaceful, natural setting—perfect as a full-time residence, holiday retreat, or investment. UPDATE - Peraleja Golf Course, clubhouse and Piano Bar are currently closed, however it has been purchased by new investors and is on the pathway to a remarkable transformation, with renovations already underway on many of the unfinished properties. The golf course is expected to be well on the way to recovery towards the end of 2025 and may be in a condition ready for play in the first part of 2026. The new owners are also in active discussions with a number of interested parties for the reopening of the Clubhouse and Piano Bar. As part of the overall investment plan, the new owners now own much of the open area extending beyond the boundary of the golf course and are actively evaluating the opportunities for using that land as future recreational space. This is a great opportunity to buy a fantastic golf villa in the early stages of the redevelopment and secure it before the prices inevitably rise when the golf course, Clubhouse and Piano Bar reopen. DON'T MISS THIS FANTASTIC INVESTMENT OPPORTUNITY to own a villa on Peraleja Golf and Nature Resort. Renovations includes: Varnished wood structure in slanting roof. Security grills Peraleja Golf style. Cast iron fire place. Reinforced entrance door, exterior doors & windows made of treated iroko wood. Fully fitted kitchen. Central air conditioning. Gas fired central heating equipped with gas boiler and radiators. Intercom. Electrically powered car door. Swimming pool with outdoor shower. Outdoor lighting and water points. Finished garden. LOCATION - The villas are a 25 minutes drive from the new Murcia International Airport and just over an hour from Alicante airport. Peraleja Golf is within 30 minutes from the lively cities of Murcia and Cartagena. The popular Spanish town of Sucina, made famous by A Place in the Sun TV program, is only 5 minutes by car and offers a good choice of bars and restaurants.

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|-----------------------------|----------------------|------------------------------|
| 4 bedrooms                  | 2 bathrooms          | 100m <sup>2</sup> Build size |
| 455m <sup>2</sup> Plot size | Swimming Pool        | Walk-in Shower               |
| unfurnished                 | Log Burner/Fireplace | Gas Boiler                   |
| Fitted Wardrobes            | Community fees       | Central Heating              |
| Carport                     | Air conditioning     |                              |

