

## 3 bedroom Villa for sale in San Javier, Murcia

799,000€



New Build Villas on the Frontline of Roda Golf with Private Pool&#13;&#13;Exclusive Golfside Living in Costa Cálida&#13;&#13;These modern frontline villas in Roda Golf (Murcia) offer the perfect blend of luxury, comfort, and Mediterranean lifestyle. Located just 3 km from the golden beaches of the Mar Menor, this residential project is ideal for golf lovers, water sports enthusiasts, and those seeking a serene yet well-connected home on the Costa Cálida. The development is surrounded by services, restaurants, shopping options, and sports facilities, ensuring convenience for everyday living.&#13;&#13;Spacious Villas with Private Pools&#13;&#13;Each villa is thoughtfully designed across two levels with a total built area of 140 m<sup>2</sup>. The layout includes:&#13;&#13;3 bedrooms (2 ensuite)&#13;&#13;3 fully equipped bathrooms&#13;&#13;Bright living room with open-plan kitchen&#13;&#13;Ground floor bedroom for convenience&#13;&#13;Two bedrooms on the first floor with direct uncovered terrace access&#13;&#13;Enjoy outdoor living with a private swimming pool, spacious ground-floor terrace, and a first-floor sun terrace offering uninterrupted golf views and all-day sun. Each property also includes a private parking space on the plot and a large exterior storage room.&#13;&#13;High-Quality Features&#13;&#13;These homes are built to the highest standards, featuring:&#13;&#13;Underfloor heating in bathrooms&#13;&#13;Motorized aluminum shutters in all bedrooms&#13;&#13;Fully fitted bathrooms with furniture, mirrors, lights, and glass shower screens&#13;&#13;Modern kitchens with appliances included&#13;&#13;Pre-installation of ducted air conditioning in living room and bedrooms&#13;&#13;Solar panels with inverter for energy efficiency&#13;&#13;Prime Location in Roda Golf&#13;&#13;Situating within the prestigious Roda Golf & Beach Resort, these villas are surrounded by lush fairways and Mediterranean landscapes. Distances to main points of interest:&#13;&#13;Mar Menor beaches: 3 km&#13;&#13;Dos Mares Shopping Center: 5 km&#13;&#13;Lo Pagán Marina: 6 km&#13;&#13;Roda Golf Clubhouse: Walking distance&#13;&#13;Murcia International Airport (Corvera): 35 km&#13;&#13;Alicante Airport: 85 km&#13;&#13;Cartagena city: 30 km&#13;&#13;&#13;Live the Mediterranean Lifestyle&#13;&#13;Whether as a permanent residence, a holiday retreat, or a rental investment, these villas offer the perfect combination of elegance, functionality, and location.&#13;&#13;Contact us today to schedule a visit and secure your frontline villa at Roda Golf. Your dream home on the Costa Cálida.

3 bedrooms  
300m<sup>2</sup> Plot size

3 bathrooms  
Swimming Pool

140m<sup>2</sup> Build size