

## 3 bedroom Villa for sale in Roldan, Murcia

299,000€





This charming detached villa offers the perfect balance of comfort, privacy, and Mediterranean living, situated in a quiet residential area of Roldan, near Torre-Pacheco, just minutes from all amenities.

Built on a private plot of 151.71 m<sup>2</sup>, the property has a built area of 85 m<sup>2</sup>, all on one level. This makes the villa practical, accessible, and easy to maintain. Thanks to its east-facing orientation, the villa benefits from optimal natural light, making the interior bright throughout the day.

Interiors, the property boasts three spacious bedrooms, all with fitted wardrobes, and two modern bathrooms, one of which is en-suite to the master bedroom. There is also a small laundry cupboard, both practical and discreet. The open-plan kitchen flows seamlessly into the living and dining area, creating a welcoming and functional space, ideal for both daily living and entertaining. The property is in excellent condition, ready to move into, and is sold fully furnished, including appliances and air conditioning for year-round comfort.

Outdoors, this villa truly shines. The property boasts a private swimming pool surrounded by a well-proportioned garden, perfect for relaxing, sunbathing, or al fresco dining. A covered porch provides a shaded seating area, while the terrace and solarium offer additional space to soak up the sun, entertain, or simply unwind with unobstructed views and privacy. There is a shaded area on the upper level of the solarium, along with an outdoor kitchen, ideal for barbecues. The property also includes a private parking space on the plot and an intercom system for added security. Prime Location  
Beaches: 20 minutes  
Murcia International Airport: 15 minutes  
Leisure areas, shops, and restaurants: 5 minutes  
Golf courses: 5 minutes

This property is ideal as a permanent residence, holiday home, or investment property, thanks to its excellent location, outdoor space, and ready-to-move-in condition. A fantastic opportunity to enjoy the Costa Cálida lifestyle with comfort, sun and privacy.

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|--|---|---|
|  3 bedrooms                  |  2 bathrooms |  85m <sup>2</sup> Build size |
|  152m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> Garden  |
| <input checked="" type="checkbox"/> Storage room   | <input checked="" type="checkbox"/> Private pool  | <input checked="" type="checkbox"/> Terrace   |
| <input checked="" type="checkbox"/> Air conditioning   | <input checked="" type="checkbox"/> White Goods   | <input checked="" type="checkbox"/> Amenities- car  |
| <input checked="" type="checkbox"/> Built-in Wardrobes   | <input checked="" type="checkbox"/> Utility Room  | <input checked="" type="checkbox"/> Furnished   |
| <input checked="" type="checkbox"/> Modern design  | <input checked="" type="checkbox"/> Resale of a newbuild  | <input checked="" type="checkbox"/> En-suite bathroom   |
| <input checked="" type="checkbox"/> Golf   |   |   |