






















## 2 sovrum Villa till salu i San Pedro del Pinatar, Murcia

269.750€



Semi Detached Villa - Two Bedrooms - Private Pool - Secure Driveway This bright and modern two bedroom semi-detached villa in San Pedro del Pinatar offers ample and open-plan living space, a private pool, large bedrooms and a rooftop solarium. It would make the perfect family residence, holiday home or rental investment. Enter the property via a secure gate into the entrance way or driveway with space for a car. On the ground floor there is a shower room, open plan living, dining and kitchen with special edition bifold patio doors which allow you direct access to the large South facing terrace with private pool. There is vented air conditioning throughout the property, controlled via panels on each floor, this has recently been upgraded. The pool is fitted with a thermal cover. There is an outdoor laundry room and storage space to the rear of the property. Upstairs there are two ample double bedrooms, one with a West facing balcony and access to the 90 square meter rooftop solarium which enjoys all day sun and panoramic views of the surrounding area of San Pedro del Pinatar. There is a sail canopy for sunnier days when a little shade is needed. The property is sold completely as seen including all furniture, both in and outdoor, BBQ, wine cooler, TVs, Sonos sound system, soft furnishings and bedding and towels. Three bikes and a made to measure oak and steel outdoor dining set for 8 people are included within the sale. The property has a proven record of rentals and would make the perfect ready-to-go rental unit. San Pedro del Pinatar's privileged location on the Mar Menor and Mediterranean coastline attracts those with an interest in sailing and watersports, providing marina mooring and sailing clubs, while the beaches and natural mud baths attract those seeking safe sun, sea and sand. San Pedro del Pinatar has an established community and offers an excellent range of activities, including covered swimming pool and sports facilities, as well as a year round programme of social activities by the lovely winter weather. The benefits of the mud baths, typical of the region, or the calm waters of the Mar Menor, have favoured the growth of Lo Pagán, which currently has all kind of amenities. In addition, it has an excellent location, just minutes from the Commercial Centre Dos Mares. Murcia/Corvera airport is thirty minutes away and Alicante airport is an hour drive away. Two Bedrooms Two Bathrooms Private Pool South and West Orientation Balcony Solarium

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|--|---|--|
|  2 sovrum                      |  2 badrum          |  105m <sup>2</sup> Bygg storlek |
|  160m <sup>2</sup> Tomtstorlek |  Solarium          |  Pool Views                     |
|  Pool                          |  Parking           |  Luxury finish                  |
|  Kitchen appliances            |  Key Ready         |  Home Automation                |
|  garden                        |  Furnished kitchen |  Fully equipped                 |
|  driveway                      |  Close to Shops    |  Close to Golf                  |
|  Close to Beach                |  Chillout area     |  Air Con                        |



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