

## Villa for sale in San Pedro del Pinatar

345,000 €

Reference: N7730 Bedrooms: 3 Bathrooms: 2 Plot Size: 129m<sup>2</sup> Build Size: 107m<sup>2</sup> Terrace: 50m<sup>2</sup>



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## Costa Calida, San Pedro del Pinatar

### NEW BUILD VILLAS IN SAN PEDRO DEL PINATAR

New development of villas and townhouses in San Pedro del Pinatar, Murcia.

Luxury residential complex made up of 16 townhouses and detached villas, all with private swimming pool, terrace, solarium and parking space within the plot.

Each property has 3 bedrooms and 2 complete bathrooms, as well as a dressing room in the master bedroom. The properties have been designed with a contemporary style and an open concept, consisting of a fully fitted kitchen and a living-dining room.

The development is located in San Pedro del Pinatar, Murcia, surrounded by all amenities, sports facilities, close to several golf courses and 5 minutes from the Mediterranean Sea and the beaches of the Mar Menor.

The property will meet the highest standards and will be equipped with:

Private swimming pool with LED lighting and outdoor shower.

Fully fitted and equipped kitchen with oven and microwave in column, built-in dishwasher and fridge freezer, ceramic hob and extractor hood.

LED lighting: inside the property (dining room, kitchen, corridors and bathrooms), as well as in outdoor areas.

Motorised blinds in living room and master bedroom.

Dressing room in master bedroom, with shelves, drawer unit, pull-out bars and mirror.

Wardrobes lined with drawers.

Complete bathrooms with washbasin unit, wall-hung toilet with built-in cistern, mirror, rain-effect shower and screens.

Pre-installation of underfloor heating in bathrooms.

Pre-installation of air conditioning ducts.

Pre-installation of solar panels.

Solarium.

Parking inside the plot.

San Pedro del Pinatar's privileged location on the Mar Menor and the Mediterranean coast attracts those with an interest in sailing and water sports, providing moorings at the marina and sailing clubs, while the beaches and natural mud baths attract those seeking sun, sea and sand for safety.

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-San Pedro del Pinatar, which now has all kinds of amenities. It also has an excellent location, just 5 minutes from the Dos Mares Shopping Centre.

Murcia/Corvera airport is 30 minutes away and Alicante airport is an hour's drive away.

## Features:

| Features                        | Energy Rating | CO2 Emission Rating |
|---------------------------------|---------------|---------------------|
| Private pool                    | B             | B                   |
| Terrace: 50 Msq.                |               |                     |
| Near schools                    |               |                     |
| Useable Build Space: 90 Msq.    |               |                     |
| Near Commercial Center          |               |                     |
| Solarium: Yes                   |               |                     |
| Number of Parking Spaces: 1     |               |                     |
| Gated                           |               |                     |
| Air Conditioning: Pre-Installed |               |                     |
| Location: Coastal               |               |                     |
| Double Bedrooms: 3              |               |                     |
| Beach: 3000 Meters<br>garden    |               |                     |