



## Villa for sale in Cartagena

469,995 €

Reference: AC12088 Bedrooms: 3 Bathrooms: 3 Plot Size: 280m<sup>2</sup> Build Size: 142m<sup>2</sup>





## Costa Calida, Cartagena

This modern villa is located in the cosy area 'Mar de Cristal', a quiet area among greenery right on the beach of the Mar Menor! Mar de Cristal is a Spanish village with a cosy atmosphere and equipped with local bars, restaurants, shop and your daily necessities. With its exceptional location, you have a wonderful feeling of tranquillity and holiday here yet you are quickly in various places of interest, big cities, lots of culture, golf courses, shopping centres and so much more. Mar Menor is a real attraction with its beautiful promenades, beaches, ports, water sports, etc.. It is a piece of Mediterranean Sea closed off from the rest, which ensures that the sea water is always a little warmer and calmer. The property itself is in very good condition and with the large glass windows, it gives an open and light feeling through the house. Upon entering the plot, you have a cosy front garden with bike storage, garden shed and planting. Through the front door of the property, you enter a spacious living/living room with open-plan kitchen giving access to a separate storage room. Furthermore, on the ground floor you have a guest toilet and a double bedroom with ensuite bathroom. On the first floor you will find the 2nd double bedroom with ensuite bathroom and the master bedroom with ensuite bathroom and dressing room. The garden of this sunny property offers plenty of cosy seating and terraces, with a private pool (21m<sup>2</sup>) and driveway to park your car. As extras, this property has fitted wardrobes in all bedrooms, shutters, fly screens, intercom, central air conditioning (hot/cold) and is being sold partly furnished. In short, a great opportunity to own your own place under the Spanish sun! Suma: 486 euros/year