



## Villa i San Javier - Nybygget

SAN JAVIER

299.900€

ID # N8568



85m<sup>2</sup>



3



2



169m<sup>2</sup>



• Swimming pool: Privat

• Tæt på skoler

• Tagterasse

• Pre-installed air conditioning

### Lexington Realty

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### Contact us

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## Description

**Exclusive New Construction Villas in San Javier, Murcia** – **Modern Living with Private Pools and Premium Features**

This exclusive new construction project offers only three independent villas, each designed with contemporary aesthetics and featuring private swimming pools with cascading waterfalls. Situated in San Javier, Murcia, these single-story homes provide three spacious bedrooms, two modern bathrooms, a private solarium, and parking on the plot. The open-plan layout integrates a fully furnished kitchen and a bright living-dining area, creating a seamless and stylish living environment.

**Prime Location in San Javier** – Located in the vibrant town of San Javier, these villas are surrounded by a wealth of amenities, including shops, restaurants, and sports facilities. The stunning beaches of the Mar Menor are just 4 km away, perfect for relaxing by the calm, warm waters, while the Mediterranean coastline is only a 10-minute drive. Golf enthusiasts will appreciate the proximity to several renowned golf courses, such as Roda Golf and Mar Menor Golf, within a 10 km radius.

**Features Designed for Modern Comfort** – Each villa is constructed to the highest standards, ensuring comfort and energy efficiency. Key features include:

- Anthracite PVC exterior carpentry with thermal break and double-glazed windows for optimal solar protection.
- Fully equipped kitchens with integrated appliances, including a refrigerator, oven, microwave, cooktop, extractor hood, and dishwasher.
- Air conditioning pre-installation via ductwork.
- Aerothermal hot water system for eco-friendly living.
- High-security armored entrance doors and automated vehicle gates with video intercom.
- Outdoor solarium with a summer kitchen, perfect for entertaining.

**Accessibility to Key Points of Interest** – San Javier boasts excellent connectivity, making it an ideal choice for year-round living or as a holiday home.

- Murcia-Corvera Airport: 30 km
- Alicante Airport: 75 km
- Zenia Boulevard Shopping Center: 30 km
- Los Alcázares Marina: 7 km
- Golf Courses: Various within 10 km

**Your Dream Home Awaits** – Enjoy the perfect blend of modern design, premium features, and a prime location in San Javier. Don't miss the opportunity to own one of these limited-edition villas and experience the best of Mediterranean living. Contact us today for more information or to schedule a viewing.

## Område

San Javier, Costa Calida - Murcia



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