



REF: # 10651

SAN JAVIER (RODA GOLF)



#### INFO

**PRIX:** 399.000 €

**TYPE:** Villa

**CITY:** San Javier  
(Roda Golf)

**CHAMBRES:** 3

**Ba ENFANTS:** 2

**Built ( m2 ):** 132

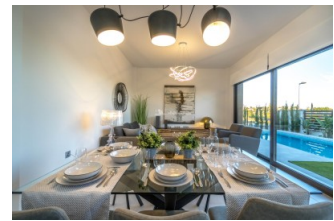
**pas ( m2 ):** 180

**Terrasse ( m2 ):** 33

**A ENFANTS:**

**de plante:** 2

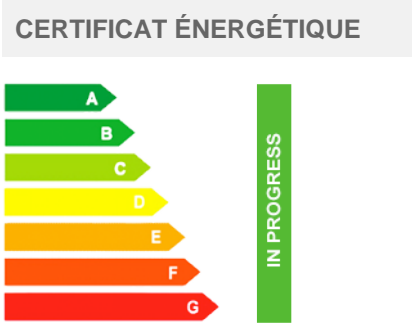
**MESSAGE** -



#### DESCRIPTION

WONDERFUL NEW BUILD VILLA IN RODA GOLF RESORT - within cycling distance to the beach! \*LAST UNIT, SPECIAL OFFER\* - includes FULL air-conditioning, landscape garden and sunshades fitted. This beautiful 132m2 villa is built on a plot of 180m2 over two floors and consists of 3 bedrooms, 2 bathrooms, open plan kitchen with spacious living room, fitted wardrobes, 33m2 terrace, private garden with the pool and parking space. Roda Golf & Beach Resort is a development which blends into and respects the natural surroundings and the environment, owning a property here transports you to a healthy way of life, in harmony with nature and with first-class services. Next to the Mediterranean Sea and just one mile away from Mar Menor, a unique natural setting with calm, shallow waters with more than 157 miles of Mediterranean beaches and almost 300 days of sunshine a year, all with an average temperature of 21 degrees. The Costa Cálida is the ideal place to enjoy an exclusive paradise with all the cultural and natural wealth the region of Murcia has to offer. It is also a top world-class paradise for sports lovers: Nautical sports or an infinity variety of

activities such as swimming, sailing or water ski, as well as land sports, with options that range from tennis to hiking or golf. The location is perfect for those who like to be close to both the beach and golf, nearby are other great Golf courses such as Mar Menor Golf Resort, La Manga Club, Lo Romero (Pilar de la Horadada), Las Ramblas, Villamartin, Campoamor and Las Colinas. It is a short drive to the historic Spanish cities of Cartagena and Murcia, only 15 minutes drive to Alicante´s largest shopping centre "La Zenia Boulevard" and just 30 minutes from Murcia - Corvera airport and 1 hour from Alicante airport.



<b>STYLE</b> <ul style="list-style-type: none"><li>• moderne</li><li>• contemporain</li></ul>	<b>VIEW</b> <ul style="list-style-type: none"><li>• Panoramico</li></ul>	<b>CLIMATISATION</b> <ul style="list-style-type: none"><li>• Central</li></ul>	<b>DISTANCE :</b> <div>Beach : 4 Km</div> <div>aéroport: 40 Km</div> <div>: 5 Km</div>
<b>MEUBLÉ</b> <ul style="list-style-type: none"><li>• Vide</li></ul>	<b>PARKING PAS. CAR</b> <div>: 1</div>	<b>ÉTAGE</b> <ul style="list-style-type: none"><li>• tuiles</li><li>• Stone</li></ul>	<b>CUISINE</b> <ul style="list-style-type: none"><li>• cuisine</li></ul>
<b>JARD RIVIÈRE ET TERRASSES N</b> <ul style="list-style-type: none"><li>• Terrasse ouverte</li><li>• arbres fruitiers</li><li>• clôtures</li><li>• Jard RIVER n privée</li></ul>	<b>EXTRA</b> <ul style="list-style-type: none"><li>• intégré</li><li>• Porte de sécurité</li><li>• Double vitrage</li></ul>		

























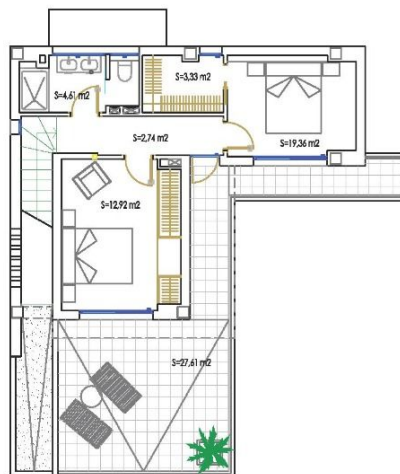
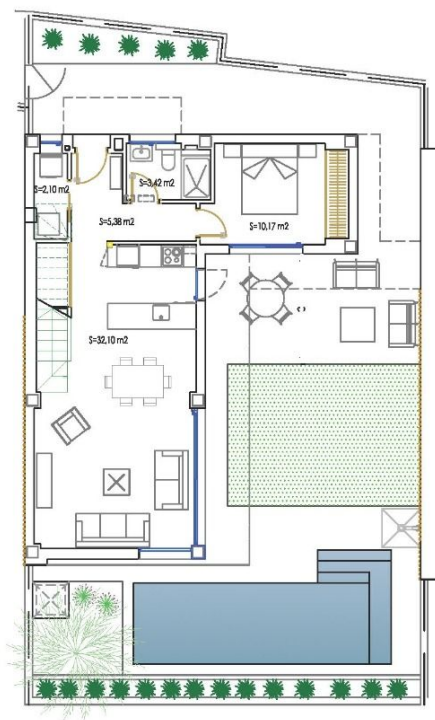




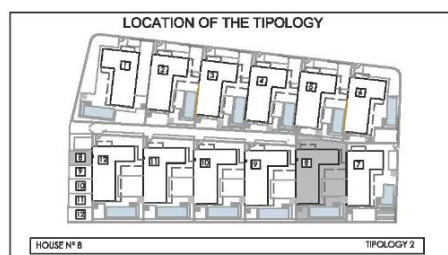








House surface 132,91 m<sup>2</sup>  
Plot size 191,12 m<sup>2</sup>



## MASTERPLAN



0 5 10m. 20m. 30m. 40m. 50m.





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