













1241

Price: 134,950€



-  **Town House**
-  **Puerto de Mazarron**
-  **3 Bedrooms**
-  **2 Bathrooms**
-  **76m² Build Size**
-  **154m² Plot Size**
-  **Pool: Yes**
-  **Air conditioning: Yes**
-  **Parking: Yes**
-  **Beach: 5 Minutes**
-  **Shops: 5 Minutes**
-  **Airport: 45 Minutes**

SOLD SUBJECT TO CONTRACT

REDUCED FROM €144,500

Superb fully furnished semi-detached townhouse with 3 bedrooms and 2 bathrooms on the sought after El Alcolar area of the Puerto de Mazarron, just a couple of minutes stroll to the beach. There is a communal swimming pool and it has a solarium with sea views.

It comes with off road parking and has wrap around tiled terrace from front to rear. All the ground floor windows have rejas fitted and shutters providing security. The front provides off road parking as well and has an orange tree. The rear has stone BBQ and gated access to the communal pool and gardens.



The front door opens...



into the bright spacious lounge which has air conditioning and ceiling fan. There are double sliding doors out to the front patio. To the rear is the fully fitted and equipped kitchen with upper and lower white units with granite work tops and all white goods are included. There is also a large larder providing extra storage. The dining room is a very good size with window looking out to the pool. Also on the ground floor is a bathroom with shower, WC, wash basin with mirror above. Please note the shower needs fitting, the pipes and tray are all there but no shower or taps. From the kitchen you can access the rear patio.

Upstairs we find the family bathroom with full bath and shower over, WC, bidet, wash basin with mirrored vanity unit above. Then there are the 3 bedrooms. The main bedroom has fitted wardrobes, air conditioning and ceiling fan and sliding doors out to the balcony and steps up to the large solarium with lovely sea views. The second and third bedrooms have views over the communal pool and gardens and both have ceiling fans.

The property also has satellite TV and internet.

Ask us for extra photographs and book your viewing today.

El Alcolar is found on the edge of the Puerto de Mazarron and is just a couple of minutes walk to the beaches and 5 minutes to bars and restaurants. It is a very popular area with people living there full time and also a favourite area for those looking to holiday, so a good opportunity for those wanting to rent their properties out when not in use. You can stroll to the heart of the Port and the marina within 20 minutes. It is a very good neighbourhood with the community looking out for each other.

Puerto de Mazarron is a seaside resort located in the south eastern region of Spain, to the west of the historic city of Cartagena. The coastline at Puerto de Mazarron boasts many kilometres of fine unspoilt sandy beaches with safe bathing. The municipality has been awarded the coveted Blue Flag for water quality over consecutive years, and The World Health Organisation recently declared the province of Murcia the cleanest in Spain with the least industrial pollution.

During the long hot summer months, the water temperature rises to over 20C making it ideal for sailing, windsurfing, water and jet skiing as well as providing comfortable bathing. Cyclists will enjoy the quiet country roads. There are many trails and coves to discover and explore for the adventurous. Long distance runners have a choice of on and off road routes.

Puerto de Mazarron enjoys a typical Mediterranean climate, with cool sea breezes in summer and protection by surrounding mountains against the cold North winds in winter. The inland town of Mazarron can be very hot in the summer.

The area averages nearly 3,000 hours of sunshine each year and the average temperature easily exceeds 20 degrees. On average it can boast 325 sunny days each year making it an ideal all year round destination.

San Javier airport is 45 minutes drive and Alicante airport 1 and a half hours drive. The nearest golf course is at Camposol which is just 20 minutes away.



Puerto de Mazarron Office: +34 968 153 787

Mazarron Office: +34 968 974 918

Web: www.villaquest.co.uk

Email: info@villaquest.co.uk