













1316

Price: 149,955€



-  **Villa**
-  **Mazarron**
-  **2 Bedrooms**
-  **2 Bathrooms**
-  **75m² Build Size**
-  **400m² Plot Size**
-  **Pool: Yes**
-  **Air conditioning: Yes**
-  **Parking: Yes**
-  **Beach: 10 Minutes**
-  **Shops: 5 Minutes**
-  **Airport: 30 Minutes**

SOLD

A lovely, well presented, south facing detached villa with 2 bedrooms and 2 bathrooms on Mazarron Country Club in Murcia. This immaculate property has a brand new private swimming pool, rear conservatory, air-conditioning, fireplace and off-road parking. Being sold fully furnished and with all white goods, viewing is highly recommended on this beautiful home.

Comprising; open plan lounge with dual air-conditioning, featured fireplace and ceiling fans. From the lounge you can access the pool area and garden via sliding glass doors and there is a lovely shaded terrace area, ideal for relaxing, dipping in the pool and al fresco di...



ing under the gazebo. Through the lounge, you have the conservatory or extension, ideal for dining and relaxing. Off the lounge is the fully fitted kitchen complete with white goods and access to the garden and utility area. This utility area doubles up as a second kitchen as well, with hob, oven, fridge/freezer, sink and further work surfaces. Both bedrooms have fitted wardrobes and hot and cold air-conditioning. Adjacent to both bedrooms is the fully tiled bathroom with shower and vanity unit and the second bathroom has a bath with overhead shower.

The 8 x 4 swimming pool with Roman steps has a fully tiled surround and shower. The garden is bordered with shingle for easy maintenance and edged with decorative trees and shrubs, and of course those lovely views to the mountains. Around the pool offers plenty of seating and dining options plus those all-important sun loungers. There is also a large garden shed, ideal for storage and double gates affords off-road parking in the car port.

The garden is fully irrigated and has many trees and plants. The property is on a 400 sqm plot and is south east facing. The property has a living space of 70 sqm. Community fees are 52 Euros per month and the IBI (council tax) is just 208 Euros per annum.

As the Country Club is a private community there is a monthly fee payable to cover the upkeep of communal areas including gardening, security cameras, street lighting, rubbish removal etc. This residential community has a bar/restaurant, communal swimming pool, function room, tennis courts, petanca lanes and has social committees who organise various functions including coach trips to places of interest.

The new international airport of Murcia, now open, is just 25 minutes drive and Alicante airport approximately 70 minutes. All amenities can be found in Mazarron town which is 5 minutes away and a selection of beaches in Puerto de Mazarron and Bolnuevo are within 10 minutes plus the nearest golf course is only 5 minutes away.