













1327

Price: 120,000€



-  **Villa**
-  **Mazarron**
-  **2 Bedrooms**
-  **1 Bathroom**
-  **69m² Build Size**
-  **300m² Plot Size**
-  **Pool: Yes**
-  **Air conditioning: Yes**
-  **Parking: Yes**
-  **Beach: 15 Minutes**
-  **Shops: 5 Minutes**
-  **Airport: 30 Minutes**

SOLD A lovely 2 bedrooms, 1 bathroom detached Capricho style villa with private swimming pool, fireplace, dual air-conditioning and being sold with quality furnishings and all white goods. On a 300 sqm plot, the property is situated within the urbanisation Country Club in Mazarron, Murcia.

The Capricho villa benefits from a tower room on the solarium accessed via outside marble stairs. This can be utilised as a small 3rd bedroom, study or office. The open-plan lounge has a wood burning fireplace, hot and cold air-conditioning and French windows to the front patio. The fully fitted kitchen comes complete with white goods and has ove...



, hob and extractor fan. Both bedrooms come with dual air-conditioning and fitted wardrobes. Adjacent to the bedrooms is a fully tiled bathroom with shower unit, hand basin, bidet and W/C.

To the rear of the property beside the 8 x 4 swimming pool is the utility area with washing machine, sink with mixer taps and small work surface. The pool has Roman steps and has a daisy pool cover attached to a roller. Artificial grass surrounds the pool area and by the pool is an outside shower. Beams cover the side terrace and can be used to provide shade plus there is an awning to the side of the villa. In addition to the pedestrian gate to the front there are double gates affording off-street parking. The villa comes furnished and ready for immediate occupation. The property has a build size of 69 sqm and is south west facing.

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. The community fees are 35 € per month and the IBI (council tax) is 200 € per annum.

This residential community has a bar/restaurant, large 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 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 are within 10 minutes plus the nearest golf course is only 5 minutes away in Camposol, Mazarron or you have the Jack Nicklaus designed course at Condado de Alhama a further 5 minutes drive.