

## 2 bedroom Detached Villa in Santa Rosalía

Ref: N8780

**€314,900**



**Property type :** Detached Villa

**Location :** Santa Rosalía

**Bedrooms :** 2

**Bathrooms :** 2

**Swimming pool :** Private

**Garden :** Private

**House area :** 80 m<sup>2</sup>

**Plot area :** 191 m<sup>2</sup>

✓ Pre-air conditioning

Semi-detached and Semi-detached Villas in Roldán, Murcia, Spain

Modern Single Storey Villas with Solarium and Private Pool

Discover this exclusive development of single-storey semi-detached and terraced villas in Roldán (Murcia), designed for comfort, style and energy efficiency. With options of 2 or 3 bedrooms and 2 bathrooms, each property has a private solarium, swimming pool and parking on the plot, ideal for enjoying the Mediterranean climate all year round.

Located in a gated complex with security control, this development guarantees privacy and tranquillity, whilst being close to all essential services, parks, sports facilities and prestigious golf courses.

High Quality Features and Functional Design

Each villa has been built with top quality materials to offer a modern and comfortable home:

- PVC exterior carpentry with thermal break and double glazing.
- Fully fitted kitchen with large capacity units and white goods included.
- Elegant bathrooms with suspended furniture, mirror with LED lighting and shower screens.
- Security entrance door for peace of mind.
- Pre-installation for ducted air conditioning.
- 3 photovoltaic solar panels (1.5 kW) for greater energy efficiency.
- Summer kitchen on the solarium with sink and fridge socket.

Strategic Location in Roldán, Murcia

Roldán is a charming traditional village with a privileged location in the Region of Murcia. It has all essential amenities such as supermarkets, restaurants, bars, health clinics, pharmacies, petrol stations and more.

Furthermore, this development is just minutes away from some of the best golf courses in the area, such as La Torre Golf and Terrazas Golf, offering a unique experience for golf lovers.

Distances to key points of interest:

- Murcia-Corvera Airport - 15 km (15 minutes by car).
- Mar Menor Beaches - 15 km (20 minutes by car).
- La Torre and Terrazas golf courses - Less than 5 km.
- Murcia City Centre - 30 km (30 minutes by car).

A Perfect Mediterranean Home

Whether as a permanent residence, holiday home or investment property, these villas in Roldán offer the perfect combination of modern design, prime location and quality of life.



