



# Detached Villa for sale in San Javier, San Javier

**599,000 €**

Reference: N9329 Bedrooms: 3 Bathrooms: 3 Plot Size: 300m<sup>2</sup> Build Size: 147m<sup>2</sup> Terrace: 116m<sup>2</sup>





## Costa Cálida, San Javier

Modern New Build Villas Near the Beach in Santiago de la Ribera

Contemporary coastal living in the Costa Cálida

Discover an exclusive development of independent villas in Santiago de la Ribera, located just 750 m from the beautiful shores of the Mar Menor. This charming coastal town in the Murcia region is known for its relaxed Mediterranean lifestyle, clean sandy beaches, and year round sunshine. Here, you can enjoy the perfect blend of privacy, comfort and proximity to all essential amenities, leisure options and outdoor activities.

Whether as a permanent residence, a holiday home or an investment with strong rental potential, these villas offer a superb opportunity to embrace coastal living in one of the most desirable areas of the Costa Cálida.

Elegant design and functional layout

Designed with a modern architectural style and high functionality, each villa is distributed across two floors to maximize space and natural light. The homes include

3 spacious bedrooms, including one on the ground floor

3 fully equipped bathrooms, all ensuite

Private garden and swimming pool

First floor terrace ideal for sunbathing and relaxation

Private parking with motorized gate

This smart layout ensures comfort and privacy while providing generous outdoor spaces for entertaining, dining or simply enjoying the Mediterranean climate.

High quality finishes and premium features

These properties have been built to high standards with top quality finishes and modern installations, including

Reinforced security entrance door

Motorized shutters

Fully furnished kitchen with appliances included

Bathrooms with furniture, mirrors and underfloor heating

Pre installation for ducted air conditioning

Private swimming pool

Two photovoltaic solar panels with micro inverter

Designed for year round use, these homes ensure efficiency, comfort and style in every corner.

Excellent location close to the sea and services

Situated in a quiet residential area, yet surrounded by services, this development offers unbeatable convenience with quick access to beaches, marinas, shops and golf courses. Distances include

Mar Menor beaches 0.75 km

La Ribera Shopping Centre 2 km

Roda Golf 5 km

Lo Pagán Marina 4 km

Dos Mares Shopping Centre 3 km

San Javier Airport 6 km



Murcia 40 km

Cartagena 30 km

The area is perfect for nature lovers, water sports enthusiasts and anyone seeking a vibrant yet peaceful lifestyle by the sea.

Make your Mediterranean dream a reality

Do not miss the chance to own a stylish new build villa in one of the most sought after coastal towns in Murcia.

Contact us today for more information or to book a viewing.

962



## Features:

### Features

Garden

Gated

Parking

### Pool

Private Pool

### Views

Pool

### Energy Rating

B

### Setting

Beachfront

### CO2 Emission Rating

B