



Detached Villa for sale in La Manga del Mar Menor, San Javier

1,000,000 €

Reference: R5212597 Bedrooms: 6 Bathrooms: 4 Plot Size: 900m² Build Size: 310m²





Costa Cálida, La Manga del Mar Menor

Located in a privileged setting , this magnificent villa on a 900 m² plot is a unique gem for lovers of the sea and tranquility .

With a design that combines elegance and comfort , this property stands out for its privacy , surrounded only by single-family homes and with no nearby buildings .

The house is distributed over two independent floors , connected by an interior staircase , allowing it to be used as a single residence or as two separate dwellings .

The ground floor has a kitchen with direct access to the plot , a spacious living-dining room , a bathroom and three bedrooms , one of them with an en suite bathroom .

The upper floor , renovated with exquisite taste , offers an elegant living room with an open-concept kitchen and a central island , three bedrooms and two bathrooms , one of them en suite .

Its high-quality finishes stand out, with wood-effect floors and marble walls . From the living room , you can access a spectacular terrace with panoramic views of the Mar Menor , a true viewpoint overlooking paradise .

Outside , the property has a large plot with a barbecue area and a storage room , perfect for enjoying the outdoors in total privacy .

A unique opportunity to live facing the wonderful sea in an exclusive and versatile house.

Climate:

The climate on the Costa Cálida, often considered the best in Europe, fosters a very sociable and healthy lifestyle, characterized by open-air activities, modern sports and leisure facilities, and exciting, cosmopolitan tourist towns that stand out for their top-tier services, some of them exclusive and considered truly luxurious. All of these cater to a discerning clientele seeking quality and personalized service.

The Costa Cálida boasts over 300 days of sunshine a year. A paradise with excellent connections to all of Europe.

Around:

If there's one place where the sun shines all year round, it's the Region of Murcia. A region with a warm climate and calm waters lapping its coast, where the crystal-clear blue of the clear, bright sky flows through every corner each day, accompanying the lives of its inhabitants.

The Costa Cálida continues to attract people from all over Europe, and other parts of the world, because it offers a unique quality of life in a beautiful setting on the shores of the Mar Menor, surrounded by mountains and lush vegetation.

In addition to the golf courses and marinas that you can enjoy all along the coast, the area also offers the opportunity to ski in the nearby Sierra Nevada, Javalambre, or Valdelinares , paradises for winter sports enthusiasts with stunning



natural landscapes. The Costa Cálida offers a uniquely rich lifestyle, where the best beaches and coves of the Mediterranean combine with an interior full of mountains and villages that hold culture and historical monuments unlike any other in the world.

Just half an hour away by motorway lies Cartagena , with its modernist buildings lining avenues that descend to the port and flank the Roman theater. A city of contrasts, it opens onto a natural harbor provided by the bay and is surrounded by natural enclaves such as Calblanque to the east and Cabo Tiñoso to the west. The city is a transit port for large cruise ships that come to explore the region and enjoy its culture, gastronomy, and festivals, which have been declared of international tourist interest.

Just fifteen minutes from Murcia , the most welcoming capital city. Murcia experienced its golden age during the Baroque and Contemporary periods, a time when it was filled with palaces and churches adorned with beautiful altarpieces. The cathedral's façade, one of the most important examples of Spanish Baroque architecture, dates from this same era. Today, it is a bustling city, full of amenities and vibrant life, easily accessible thanks to its extensive network of highways connecting it to the various towns in the region and the neighboring provinces. It boasts several hospitals, both private and public, providing an excellent healthcare and social services network.

Just over 15 minutes away , the calm waters of the Mar Menor lap the beaches of this large, unique marine lagoon, ideal for water sports and family swimming. Beyond the land barrier that separates it from the sea lies the Mediterranean, with its long beaches along La Manga del Mar Menor. Two marinas are located 25 minutes away: Lo Pagán, a Mar Menor port for gentle, sheltered sailing, and San Pedro del Pinatar, near the natural salt flats, from which to sail along the Mediterranean coast.

-Quality education within your reach. Nearby are two British schools, King's College and El Limonar, where Spanish and European students learn together during their early education. Two universities, the University of Murcia and the private UCAM, complete the city's educational offerings.

-Murcia Airport . The international airport is just 10 minutes away, providing great convenience for all those visiting Altaona Golf after a long journey.

-Alicante-Elche Airport . In addition, Alicante Airport is only 55 minutes away, from which you can travel to most European destinations, as it has modern facilities and easy and convenient access.

We have a gift for you:

At our agency, we help you transform your new property into your dream home by offering a free technical visit , where our team will advise you on potential improvements. Completely free!

At our agency , we believe your trust deserves exceptional treatment. We'll be there for you whenever you need us.

IMPORTANT!!

Remember that our services NEVER increase the final price of the property for our clients . Our experience in the sector will make us your ally, a trusted advisor who will help you choose your dream home in the best area, inform you about the market price of the properties you are interested in, the quality of materials used... all the essential and objective information to ensure your experience is completely satisfactory.



Our agency belongs to a group of established companies, all specializing in the home sector: architecture, interior design, furniture, real estate buying and selling advice, etc. These resources allow us to offer unique and exclusive services to our clients.



Features:

Features

Covered Terrace

Private Terrace

Furniture

Fully Furnished

Utilities

Electricity