



Ref: 1993

**Location:** Mazarron Country Club  
**Type:** Detached Villa  
**Price:** €195,000  
**Bedrooms:** 2  
**Bathrooms:** 2  
**Pool:** Yes



FABULOUS 2 BEDROOM, 2 BATHROOM EXTENDED CAPRICHIO STLYE VILLA SITUATED ON A PRIVATE PLOT OF 383m2 AT THE SOUGHT AFTER MAZARRON COUNTRY CLUB, MURCIA. THE PROPERTY HAS A SWIMMING POOL, LARGE CONSERVATORY, MODERNISED KITCHEN AND BATHROOMS, PELLET BURNER AND HOT/COLD AIR CONDITIONING THROUGHOUT.

To the front of the property is a tiled driveway with a car port and storage cupboards together with attractive gravelled gardens, seating and mature planting. The main entrance door opens to a large sunny conservatory with sliding glass doors overlooking the swimming pool terrace. Here in addition to the kitchen in the main house is a further food preparation area with matching cupboards and drawers, a sink, washing machine, dishwasher and gas hob. The main kitchen is fully fitted with modern grey units, contrasting worktops, eye level electric oven with a ceramic hob to the side, fridge-freezer and sink. From the kitchen is a comfortable lounge with a pellet burner and sliding glass doors opening to a fully glazed terrace at the front of the property.

There are 2 double bedrooms both with fitted wardrobes and the rear bedroom has an en-suite with corner shower cubicle, storage sink and toilet. There is also a separate second shower room with shower cubicle, storage sink and toilet.

Outside there is a swimming pool with roman steps and hand-rail surrounded by good quality artificial grass and a tiled terrace with space for seating and dining. There is also a tiled shower cubicle and small storage shed. To the side of the property a staircase leads up to the roof terrace with further storage, washing line and a 3 meter diameter "tower" currently used for storage. Community fees are payable at 56€ per month for the upkeep of communal areas, LED street lighting, rubbish and garden waste collections, CCTV cameras etc.

The Mazarron Country Club is located just off the RM3 Mazarron to Totana motorway so in an area with good road links to explore the beautiful region of Murcia and beyond. The fabulous beaches of Puerto de Mazarron and Bolnuevo are only a 10-15 minutes drive away. The urbanisation has a large swimming pool open to the public from mid-June to mid-September (entrance fee payable), bar and restaurant open all year, tennis courts and petanque. Medical centres, Pharmacies, supermarkets, banks, schools, bars and restaurants are all within a 5 - 10 minute drive away. The new Murcia International Airport is 30 minutes drive away and Alicante airport 1 hour 15 minutes drive away.



To enquire about this property please call +34 646 692 471  
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All details are correct to the best of our knowledge  
Price excludes 8% transfer tax