



Ref: 2012



**Location:** Mazarron Country Club  
**Type:** Detached Villa  
**Price:** €142,000  
**Bedrooms:** 2  
**Bathrooms:** 1  
**Pool:** Yes

THIS WELL PRESENTED 2 BEDROOM, 1 SHOWER ROOM, DETACHED CAPRICO STYLE VILLA IS SITUATED ON A 300m2 PLOT AT THE MAZARRON COUNTRY CLUB, MURCIA. The property has a fabulous salt water swimming pool and there is hot and cold air-conditioning throughout.

The main entrance door opens to a fitted kitchen with painted units and contrasting worktops, electric oven with ceramic hob, extractor, fridge-freezer and dishwasher. The kitchen is open plan to the living and dining area which has a log burning fire and sliding glass doors opening to a tiled terrace with an attractive pergola at the front of the property. There are 2 double bedrooms with fitted wardrobes and the shower room has a shower cubicle, sink and toilet.

To the rear of the property is a fabulous salt water swimming pool with roman steps surrounded by a modern tiled terrace, artificial grass and poolside shower. A separate terrace with a pergola provides a perfect space alongside the kitchen for outside dining. There is also a utility area with washing machine, sink, a second shower and storage cupboard. To one side of the property stairs lead to a roof terrace with views of the surrounding mountains and a feature 3 metre diameter "tower" room perfect for storage or a home office. To the other side is a gravelled driveway with sliding gate. Mains electric and water together with piped gas are connected. Cabled fibre optic internet, television and landline telephone are all available at this urbanisation. Monthly community fees of 37€ are payable for the maintenance of communal areas, LED street lights, 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. Murcia International Airport located at Corvera is only a 30 minutes drive away or Alicante airport is 1 hour and 10 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