














1463

Price: 295,000€



-  **Villa**
-  **Camposol**
-  **3 Bedrooms**
-  **3 Bathrooms**
-  **120m<sup>2</sup> Build Size**
-  **840m<sup>2</sup> Plot Size**
-  **Pool: Yes**
-  **Air conditioning: Yes**
-  **Terrace: Yes**
-  **Parking: Yes**
-  **Beach: 20 Minutes**
-  **Shops: 5 Minutes**
-  **Airport: 30 Minutes**

**\*\*SOLD SUBJECT TO CONTRACT\*\*** Viewing of this villa is highly recommended to fully appreciate the recent upgrades that the current owners have done to this lovely, detached villa with 3 bedrooms, 3 bathrooms and private solar assisted swimming pool on the final phase of Camposol in Mazarron, Murcia. The property has dual air-conditioning throughout, central heating, wood burning fireplace, conservatory, and a large under-build with tiled flooring. The wonderful garden offers total relaxation. Being sold furnished and with all white goods.

The property is entered via a few stairs into the front glazed sun terrace with sofa where you can ...



elax and look out to the private pool. A door from here opens into the spacious lounge and dining area has hot & cold air-conditioning, 2 x ceiling fans and a wood burning fireplace. The tasteful furniture which is included is all a very high quality. The well-equipped kitchen has white wood upper and lower units, oven, hob and extractor fan, ceiling fan and contrasting white good which are black! A door at the rear of the kitchen goes to the rear of the villa.

Three double bedrooms, all with fitted wardrobes, and air-conditioning as well as ceiling fans. The front first floor bedroom has en-suite complete with full size bath. Adjacent to the second first floor bedroom there is the family bathroom with wc, basin and walk in shower. The extended master en-suite bedroom is upstairs and accessed by external stairs. It has a fully refitted tiled bathroom with walk in shower, hand basin and W/C. There is also a walk in closet as well as the fitted wardrobes. Patio doors lead out to the large solarium offering lovely views to the countryside and mountains.

Outside, the garden is mainly tiled with plenty of borders and various potted plants, shrubs and cacti. There is a lovely 10 x 5 swimming pool with solar assist to help warm the water and a pool cover which alongside the solar assist, will extend your swimming season by some months. Around the pool, it has a smooth terrace surround which has recently been replaced. A large gazebo situated at the end of the pool houses and dining table and chairs, offering a shaded area for al fresco dining. At the other end of the pool there is ample space for sun loungers.

To the side of the villa there is a large car port and parking enough for 2 cars. There is also a large 80 sqm underbuild which has been fully waterproofed and tiled. Currently this houses the oil tank for the central heating and is used for storage purposes however for a small outlay this could easily be converted as a self-contained dwelling or a games room.

This south facing property has a constructed area of 120 sqm and sits on an approx. plot of 840 sqm. All windows have security grills, and fly-screens. There are also security cameras for extra security.

Camposol is located 15 minutes from the blue flag beaches of Puerto de Mazarron and Bolnuevo. The new Corvera international airport, now open, is just 20 minutes away, and Alicante 70 minutes. In addition to the 18 hole golf course within Camposol, there is the Jack Nicklaus designed course 10 minutes away in Alhama de Murcia and many more with a 30 km radius.

Camposol has a selection of shops, bars, restaurants, banks, dentists, health clinic, medical centre, cultural centre, gymnasium and petrol station. With plenty of activities to enjoy including bingo, fitness classes and much more, now's the time to purchase your dream home in the sun in this lovely Region.



**Puerto de Mazarron Office: +34 968 153 787**

**Mazarron Office: +34 968 974 918**

**Web: [www.villaquest.co.uk](http://www.villaquest.co.uk)**

**Email: [info@villaquest.co.uk](mailto:info@villaquest.co.uk)**