

# Living on the Fairway: luxury frontline golf villas on the Costa Cálida

799.000 €

Costa Calida, San Javier Referencia: 29352  3  3  300m<sup>2</sup>  141m<sup>2</sup>  73m<sup>2</sup> - 90m<sup>2</sup>



## Costa Calida, San Javier

Discover these modern frontline golf villas, where luxury living meets the best of the Costa Cálida.

Here you'll live directly on the golf course, just three kilometers from the golden beaches of the Mar Menor. The area offers everything you need for everyday living: cozy restaurants, shops, sports facilities, and all amenities within easy reach.

This is the ideal place for those who love golf, water sports, or simply want to enjoy a relaxed Mediterranean lifestyle in a perfectly accessible location.

The villas are designed with a contemporary look and a thoughtful layout over two levels, offering a total living area of 140 m<sup>2</sup>.

Inside, you'll enjoy a bright living space with an open-plan kitchen, three comfortable bedrooms—two of which have en-suite bathrooms—and modern bathrooms. The ground-floor bedroom offers additional convenience, while the first-floor bedrooms have direct access to a spacious terrace with beautiful open views over the golf course.

Outside, a private swimming pool awaits, along with a large ground-floor terrace and a sunny first-floor roof terrace. Each home also includes a private parking space on the plot and a spacious storage room.

The finishes are finished to high quality standards, with underfloor heating in the bathrooms, motorized aluminum shutters in all bedrooms, fully equipped bathrooms with vanity units, lighting, and shower screens, and a modern kitchen equipped with all appliances. Thanks to pre-installation for ducted air conditioning and solar panels with an inverter, you can enjoy year-round comfort and energy efficiency.

This luxury resort offers a unique living environment with perfectly maintained fairways, Mediterranean landscapes, and a welcoming clubhouse within walking distance. The location is ideal, with the Mar Menor beaches just three kilometers away, the Dos Mares shopping center five kilometers away, the Lo Pagán marina six kilometers away, and excellent connections to Cartagena, Alicante, and Murcia Airport.

Whether you choose a permanent residence or a holiday villa, these homes combine elegance, comfort, and an exceptional location. Here you'll experience true Mediterranean life every day.

Luxury villas for sale. Spacious villas with stunning views, located on the front line of a luxury golf resort.

3 bedrooms, 3 bathrooms, 2 floors, a fitted open-plan kitchen, underfloor heating in bathrooms, automatic shutters, solar panels, parking, storage, several terraces, and a private pool.

### Características:

Trastero

Calefacción radiante

Terraza

Cocina abierta

Persianas Eléctricas

Zonnepanelen

Estacionamiento

Piscina Privada

### Distancia:

Aeropuerto: 25 km

Tienda: 720 m

Golf: 20 m

Mar: 3 km

Restaurante: 640 m