





# Luxurious new build villa with private pool in San Pedro del Pinatar – sun, sea and stylish living

569,950 €

Costa Calida, San Pedro Del Pinatar Reference: 27960  3  3  305m<sup>2</sup>  121m<sup>2</sup>



## Costa Calida, San Pedro Del Pinatar

Discover this beautiful new build villa in San Pedro del Pinatar, carefully designed to offer modern luxury in a private and spacious living concept. This two-storey villa features large, fully glazed sliding doors that seamlessly connect the interior with a generous terrace, a large private pool, enclosed garden and parking. Thanks to the south-facing plot, you can enjoy the sun all day long, both on the ground floor and on the spacious roof terrace of the first floor.

Situated in a quiet, established residential area, this villa is just a 10-minute walk from the beautiful beaches of San Pedro del Pinatar. The ideal location offers easy access to both the Mar Menor and the Mediterranean Sea, making it an ideal place for sailing and water sports enthusiasts. Nature lovers will also be in their element here, with the famous mud baths and quiet beaches nearby.

This villa has been designed for maximum comfort and space, with 3 spacious bedrooms, 3 luxury bathrooms, a guest toilet, a practical laundry room and storage. The open plan lounge and dining area opens out onto a covered terrace, while the bedrooms on the first floor have access to large, sunny terraces. The impressive 38m<sup>2</sup> private swimming pool at the front is a real eye-catcher, perfect for relaxing and entertaining. There is also ample parking on site.

The excellent location of San Pedro del Pinatar offers the best of both worlds: a peaceful residential area with all amenities within easy reach. The area has a vibrant community with a wide range of sports and leisure activities, including an indoor swimming pool and various sports facilities. The pleasant climate ensures a varied programme of social activities throughout the year.

Thanks to its proximity to the Dos Mares commercial centre and good connections to the airports of Murcia/Corvera (30 minutes) and Alicante (1 hour), this villa not only offers an ideal place to live, but also an excellent investment on the sunny Costa Cálida.

Spacious villa for sale. Located within walking distance of the beach.

3 bedrooms, 3 bathrooms, toilet, 2 floors, fitted open kitchen, parking, solarium, terrace and private pool.

### Features:

Gated

Garden

### Distance:

Airport: 31 km

Golf: 6 km

Restaurant: 640 m

Shop: 700 m

Sea: 1.6 km