

## 3 bedroom Villa for sale in La Manga del Mar Menor, Murcia

780,000€



LUXURY VILLA WITH PRIVATE PIER




Between two seas, the Mar Menor and the Mediterranean, is this beautiful luxury villa on the La Manga peninsula (Murcia), with one of the most privileged views in the area, (and being a few meters from the beach) This property has a private jetty (for a boat up to 12 m) that allows access to the sea through a system of wide channels




It is located in the Venezia area, with immediate connections to the natural islets, the golf course and the marina It is a new construction with high qualities and finishes typical of a luxury home

With a constructed area of 46532m<sup>2</sup> on a 1,361m<sup>2</sup> plot, on the ground floor it has 3 very spacious double bedrooms and 2 bathrooms, a large living room with a fireplace, a separate dining room, a spacious independent hardwood kitchen and a large pantry to store food, laundry etc Large front and back porches Enjoy 2 very spacious terraces and a 72m<sup>2</sup> solarium with a viewpoint on top of the building with privileged panoramic views over the Mar Menor The garden is finished for easy maintenance and has a Private Pool Double glazed exterior carpentry and double closure Built-in wardrobes in all bedrooms Basement / garage of 239m<sup>2</sup>, ideal for the installation of gyms, warehouses, games room etc

Behind the building there is a private jetty that allows access to the sea through a system of channels The beaches are a few meters from the house

-  3 bedrooms
-  1,361m<sup>2</sup> Plot size
-  Garden

-  2 bathrooms
-  Key Ready
-  Gym

-  465m<sup>2</sup> Build size
-  TV and telephone connections
-  Games Room