

# # NEDSER2, JAZMIN VILLAS, SERENA GARDENS LOS ALCAZARES, MURCIA. 1 BEDROOM VILLAS. SEMI-DETACHED.

For Sale. € 109 900,00



## Los Alcazares (Mar Menor), Murcia

Jazmin Villas, Serena Gardens Los Alcazares, Murcia. 1 bedroom villas. Semi-detached.

Jazmin Villas, Serena Gardens Los Alcazares, Murcia. 1 bedroom villas. Semi-detached. Constructed area 42.72m<sup>2</sup> Price: from 109,900€ plus IVA/VAT 8% ? These well-designed one bedroom villas are built in pairs. Each villa has its own private 175m<sup>2</sup> plot giving ample terraces pool area and garden on three sides of the villa. We believe that these villas offer the best value for money in Spain - we offer a semi-detached villa with more than 100m<sup>2</sup> of terrace, pool area or garden for the price of an apartment. The villas have been designed with outdoor living in mind. The living room has large sliding doors overlooking the terrace and pool area ideal for outdoor dining. Ample terraces at the front and rear ensure that owners can sunbathe throughout the day. Jazmin villas have modern fitted kitchens with a choice of colours for kitchen units and wall tiles in both kitchens and bathrooms and also floors and terraces. Gardens are surrounded by a 40cm wall with hedging for privacy at the front with gates. Buyers can decide to increase the height of the wall around the rear garden up to a height of 180cm (5foot 10 inches) or add fencing or hedging for privacy. Each villa has a good-sized garage which could also be used as a hobby room or studio. Pools (8000€ plus IVA) or Jacuzzi baths can be added at extra cost. We have plans available to construct a small second bedroom at extra cost (19,000 € plus IVA/VAT). Accommodation includes: Double bedroom. Bathroom with WC. Spacious Living room with fully fitted kitchen area. (choice of colours for units & tiles) Garage/hobby room or studio. Pre-installation ducting for Pool - optional extra. Jacuzzi - optional extra. Plot 175m<sup>2</sup> (25m x 7m) Terraces front and rear - 30m<sup>2</sup> EPC: TBC Sun, Seafood and Sport: Los Alcazares is well known for its' golden sandy beaches, its restaurants offering fine cuisine from Murcia and around the world and its weekly market and legendary fiestas. The village has 7km of beaches. The calm waters of the Mar Menor are famous for seafood, safe warm waters and for the many international sailing championships which bring Olympic yachtsmen year after year. Los Alcazares has a large colourful street market on Tuesdays and Saturdays and a number of important festivals throughout the year. The Mediaeval fair in April with one of the largest craft markets in Spain and four days of fun and spectacle brings visitors from the whole of the Southern Costa Blanca. The world renowned San Javier Jazz festival (6km) takes place in August and the Los Alcazares annual village festival takes place in mid October with spectacular fireworks and street events each day. Add the traditional Christmas, New Year and Easter celebrations and you will find plenty of fun in this little town of 15,000 people! Foreign visitors will enjoy the vibrant international community here with numerous clubs and societies excursions, walking tours, cookery classes and any number of sporting activities. There are 25 golf courses within 30 minutes' drive. There are also National Parks and ancient cities to visit. Cartagena has an exciting seaport area with its Undersea Museum. Also remarkably complete Roman amphitheatre and a vibrant historic town centre with café's bars and restaurants in its' narrow ancient streets. Murcia the regional capital is just 35 minutes from Los Alcazares with its superb tapas, covered market exciting shopping and Ancient Gothic quarter surrounding the Plaza las Flores and the magnificent cathedral. There are two bright modern Shopping Malls less than 10 minutes from Los Alcazares. Reasons to buy a Mediterranean villa at Serena Garden: Close to the centre of the vibrant seaside town of Lo Alcazares. Beach 960m – 10 minutes walk. La Serena Golf course 300 metres. Supermarket (300 metres), shops and cafés a short walk NEW Murcia Airport Corvera (27km) Alicante International Airport 60 minutes by car. Hospital

### BASE INFORMATION:

Bed	: 1
Bath	: 1

### CONVENIENCE:

– a modern National Health hospital 12 minutes by car. Superb Climate – 300+ days of sunshine each year. 3 International schools and 2 Universities near-by. 2 major shopping malls 10 to 15 minutes from Los Alcazares. Historic cities of Cartagena (15 mins) and Murcia (30 mins) Superb sports facilities: Sailing, Diving, Horse riding, Tennis, Skiing (3hours) Golf (25 courses) nearby. Beautiful coast, countryside and ancient towns and villages to explore. Quality of life supplied as standard with all our villas!