


**Property type :** Detached Villa

**Swimming pool :** No

**House area :** 190 m<sup>2</sup>
**Location :**
**Plot area :** 1241 m<sup>2</sup>
**Bedrooms :** 4

**Airport :** 30 Km

**Bathrooms :** 3

☒ Airconditioning

☒ White goods

☒ Gymnasium

This stunning detached villa is located in a quiet rural area of Avileses, in the heart of the Costa Cálida, just 15 minutes drive from the beaches of the Mar Menor. Set on a generous plot of 1,241 m<sup>2</sup>, this property completely renovated in 2021 offers a residential experience of luxury, comfort and privacy in a natural setting.

#### OUTDOOR AREAS

The exterior of the villa is simply spectacular: over 600 m<sup>2</sup> of carefully landscaped private garden, a large capacity swimming pool with separate jacuzzi, outdoor shower and an exclusive 90 m<sup>2</sup> chill-out area perfect for relaxing or entertaining. The property also has private access, an underground garage and a paved driveway. Everything is designed to make the most of the Mediterranean climate.

#### INDOOR AREAS

Distributed on a single main floor of 190 m<sup>2</sup>, the villa offers a spacious and bright living and dining room, a fully equipped independent designer kitchen, four bedrooms with fitted wardrobes and three elegant bathrooms, one of them en suite. In addition, there is an outdoor toilet and a fully equipped laundry room. The interior features modern finishes, designer electric radiators, ducted hot/cold air conditioning and an oil boiler for efficient heating in winter.



