



**Property type :** Detached Villa

**Location :** Cartagena

**Bedrooms :** 2

**Bathrooms :** 2

**Swimming pool :** No

**Views :** Sea views

**House area :** 105 m<sup>2</sup>

**Plot area :** 546 m<sup>2</sup>

**Airport :** 50 Km



Airconditioning



Gymnasium



Discover a life of luxury and comfort in these exclusive new-build villas, located in one of Europe's most prestigious resorts. Designed to meet the needs of modern living, these properties combine high quality finishes with practical layouts. With options of 2, 3 or 4 bedrooms, private swimming pools and spacious plots of between 500 m<sup>2</sup> and 746 m<sup>2</sup>, these villas offer an exceptional lifestyle, whether as a permanent residence or holiday home. Located in the heart of the renowned La Manga Club Resort, these villas stand out for their integration into luxurious surroundings and their access to first-class services and facilities. Ideal for families, golf enthusiasts and those seeking an exclusive environment in a vibrant and secure community.

## OUTDOOR AREAS

Each villa is designed to make the most of its natural surroundings, with private gardens offering tranquillity and privacy. The plots include spacious terraces and private swimming pools, perfect for relaxing or socialising outdoors. Modern architecture and high-end exterior finishes ensure a stylish and functional aesthetic. Guarded parking and fenced plots provide additional security for your peace of mind.

## INDOOR AREAS

The interiors of the villas have been designed with comfort and style in mind. Spacious light-filled spaces, modern kitchens and advanced home automation systems combine to offer an exceptional living experience. The villas include thermally broken aluminium carpentry, insulated double glazing and aerothermal systems for heating, cooling and hot water, ensuring energy efficiency and sustainability. The double bedrooms and modern bathrooms are complemented by high quality materials and finishes to ensure maximum comfort.

## COMMON AREAS

As part of the exclusive La Manga Club Resort, residents have access to a wide range of luxury facilities. These include three 18-hole golf courses, a Racquets Club with 28 tennis and paddle tennis courts, a world-class gym and spa, private beach access and exceptional dining. In addition, the complex has FIFA football pitches and proximity to schools, shopping centres and marinas, ensuring a life full of comfort and entertainment. The strategic location allows for excellent connectivity, with Corvera airport just 35 minutes away and Alicante airport an hour's drive away. Surrounded by natural beauty and modern amenities, this development is a unique opportunity to enjoy luxury in an unrivalled setting.

## CARTAGENA

Cartagena, in the region of Murcia, is a historic city that fuses its heritage with a vibrant maritime atmosphere. Its archaeological remains, such as the Roman Theatre and the Palacio Consistorial, reflect its rich history while coexisting with a dynamic modernity. Tourism in Cartagena thrives on its cultural heritage, its museums and its festivals, such as the International Jazz Festival, attracting aficionados from all over the world. Its beaches, such as Cala Cortina Beach, complement its tourist offer. The lifestyle in Cartagena is diverse and energetic. Residents enjoy a cosmopolitan lifestyle with varied cultural influences. The local gastronomy, with typical regional dishes and seafood, is enjoyed in its many restaurants. The city offers a balance of history and modernity, being a cultural and port centre that attracts both tourists and residents who appreciate the fusion of old and new.

