



**Property type :** Villa

**Location :** Fortuna

**Area :** Murcia

**Bedrooms :** 5

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Countryside views

**Parking :** Garage

**House area :** 160 m<sup>2</sup>

**Plot area :** 3900 m<sup>2</sup>

**Airport :** 40 mins

**Beach :** 40 mins

**City :** 5 mins

**Golf :** 20 mins

✓ Summer Kitchen

✓ Mains Water

✓ Fenced Plot

✓ Barbecue

✓ White Goods

✓ Fast Internet & Phone

✓ Electric Gates

✓ Annexe / Guest House

✓ Garage

✓ Cess Pit / Septic Tank

✓ Mains Electric

✓ Double Glazing

✓ Fireplace - Log Burner

✓ Utility Room

### Villa with pool and guest annexe

Lovely villa in a quiet location just 3kms from the town of Fortuna.

You enter through electric gates and down a long tree lined driveway. There are landscaped gardens throughout with mature trees and plants.

Arriving at the turning circle with a fountain you reach the large garage with a rear door for easy access. Next we come to the guest annexe, this has 2 bedrooms, a bathroom, kitchen and living room with sofa bed. Outside the annexe is a patio area with a pergola for eating outside in comfort. Just adjacent is a large wooden pergola 10m x 5m where you can enjoy the shade and eat and drink into the evenings as there are lights all around.

Through an archway you arrive at the house with a long open terrace the whole length of the house, from here you can enter the house, or via the rear door to the kitchen .

To the side of the house are another two seating areas, one with a large wooden corner pergola and an outside kitchen with BBQ , sink and space for a fridge plus tiled work surfaces and storage space under. All this area is also lit by soft lights for comfy evenings.

To the other side of the house is the swimming pool area, with plenty of terrace around and a large tiled permanent table , an outside shower next to the pool and a separate casita for all the pool pump etc. The pool had been fully refurbished with new pump, skimmers and grouted throughout.

Next to the pool is a summer kitchen fully equipped with sink, and fridges etc. Through a door here is a large bathroom with toilet and shower plus a jacuzzi bath.

To the rear of the house is a utility room with washing machine etc.

Into the house there is a new kitchen with all new appliances and under cupboard lighting, a door that leads to a bathroom with a toilet and large walk in shower.

Through an archway you have a large hallway with a wood burner , that leads to the two double bedrooms with air conditioning and a third smaller single bedroom or office.

Through another archway from the hallway is the large and very bright lounge / dining room with a wood burner, air conditioning and big patio doors leading onto the covered front terrace.

This house has been fully refurbished with new electrics and plumbing, plus two wood burners, new kitchen and bathrooms plus tastefully decorated in neutral colours throughout.

Ready to move in and enjoy, viewing is highly recommended as villas in this walk in condition are hard to find and will go quickly.

Plot 3900m2

House 160m2

Mains water

Mains electric

Septic tanks x 3

5 bedrooms and 3 bathrooms

(House 3 bedrooms plus 1 bathroom)

(Casita 2 bedrooms plus 1 bathroom)

(Poolside bathroom with Jacuzzi bath)

2 outside kitchens

Pool 10x5

Utility room

Garage

Electric gates