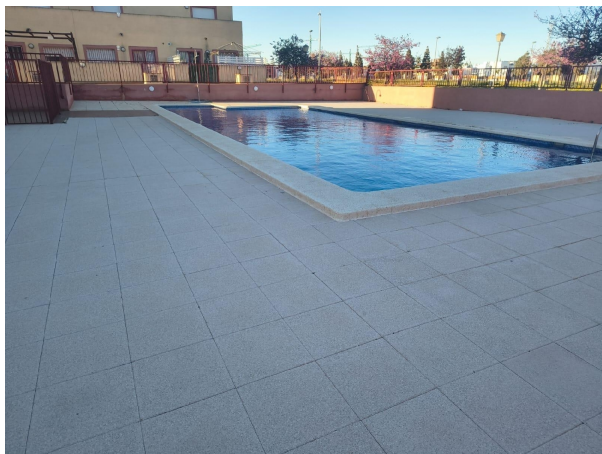


## duplex for sale Los Alcázares, Mar Menor



Discover this magnificent duplex located in one of the most sought-after areas of Los Alcázares, right next to La Serena Golf Course. A property that perfectly combines space, comfort, and a strategic location, ideal as a permanent residence or a holiday home. The property offers 217 m2 of built area, distributed across three spacious bedrooms, with the possibility of creating a fourth bedroom in the attic. This space could also include an en-suite bathroom, turning it into a private and exclusive area. On the main floor, you will find a fully equipped independent kitchen with direct access to a practical rear patio, as well as a large and bright living-dining room with access to a pleasant front porch, perfect for enjoying the Mediterranean climate all year round. The property also features a large private closed garage with space for two vehicles, providing both convenience and security. Located in a quiet residential area, this home stands out for not being part of the golf course community fees, resulting in a very low monthly charge of just €45, while still being right next to the golf course. In addition, the development includes a large communal swimming pool, ideal for relaxing and enjoying the warmer months. The property is sold fully furnished and equipped, ready to move in without the need for any additional investment. In terms of location, it is unbeatable: with immediate access to the motorway and quick connection to the AP-7, Alicante is just 45 minutes away, Cartagena 20 minutes, and Corvera International Airport also only 20 minutes away, making travel and international connections extremely convenient. A unique opportunity to acquire a spacious, well-located home ready to enjoy.

### property details

Spanishestate **6369635**  
id:  
reference:: **MLSC8970030**  
close to/ located: **Los Alcázares**  
region: **Mar Menor**  
property type: **duplex**  
rooms: **3**

### contact

real estate agent: **Costa Spain Properties**  
name: **not available**  
spreek: **not available**  
telefoon: **+34633281800**

property surface:	<b>217 m2</b>
surface plot:	<b>- m2</b>
price:	<b>€ 265.000</b>