

## villa for sale Páganos, Laguardia-Rioja Alavesa



We are delighted to present this exclusive luxury home located in one of the most sought-after areas of San Pedro del Pinatar, surrounded by all amenities within walking distance: schools, university, supermarkets, restaurants, gyms, banks, and leisure areas &mdash; everything you need to enjoy a comfortable and sophisticated Mediterranean lifestyle by the Mar Menor.~#13;~#13;~Less than 200 m away are Colegio Castelar and Castellar College; just a short walk to bars and restaurants such as Kus Karaoke, Trebol Sport Bar, Pub Estrella or Bombay Tacos – Indian & Mexican Restaurant; supermarkets including Pinatar II, Dia and Carrefour Express; and several banks like La Caixa, SabadellCAM and Bankia. The area also offers a private hospital, gym and multiple entertainment options, making it ideal for both permanent living and holidays.~#13;~#13;~The property stands out for its modern architecture, high technology and premium finishes, offering an exceptional living experience.~#13;~#13;~Features:~#13;~#13;~&#13;~#13;~Five spacious bedrooms: a master suite with walk-in closet and premium bathroom, a junior suite with walk-in closet and bathroom, one bedroom with en-suite bathroom, and two additional double bedrooms.~#13;~#13;~&#13;~#13;~Five bathrooms with four whirlpool bathtubs, high-end fittings and an exterior guest toilet.~#13;~#13;~&#13;~#13;~Designer kitchen with premium appliances, invisible under-counter kitchen system and hidden pantry.~#13;~#13;~&#13;~#13;~Two interior patios, one with laundry area and another featuring a spectacular bonsai in the entrance hall.~#13;~#13;~&#13;~#13;~1,000 L water reserve tank.~#13;~#13;~&#13;~#13;~“Total Virtuo” electric fireplace.~#13;~#13;~&#13;~#13;~Full home automation system.~#13;~#13;~&#13;~#13;~Underfloor heating throughout, including showers.~#13;~#13;~&#13;~#13;~Reinforced security doors and electric steel blinds.~#13;~#13;~&#13;~#13;~Full outdoor barbecue area.~#13;~#13;~&#13;~#13;~10 kW solar power system covering full home consumption.~#13;~#13;~&#13;~#13;~Covered garage with electric vehicle charging point.~#13;~#13;~&#13;~#13;~Private pool with hydromassage and waterfall.~#13;~#13;~&#13;~#13;~Large rooftop terrace with potential to build an additional room.~#13;~#13;~&#13;~#13;~Located in the heart of San Pedro del Pinatar, this property combines tranquility, luxury and convenience &mdash; ideal for those seeking a modern and secure high-end residence on the Costa Cálida.

### property details

Spanishestate id:

**6368240**

### contact

real estate agent:

**Alegria International**

reference::	<b>12843</b>	name:	<b>not available</b>
close to/ located:	<b>Páganos</b>	spreek:	<b>not available</b>
region:	<b>Laguardia-Rioja Alavesa</b>	telefoon:	<b>+34966444434</b>
property type:	<b>villa</b>		
rooms:	<b>5</b>		
property surface:	<b>277 m2</b>		
surface plot:	<b>480 m2</b>		
price:	<b>€ 1.300.000</b>		