



listing



Στοιχεία μεσίτη

Όνομα:	Petra Hönig
Όνομα εταιρείας:	
Χώρα:	Spain
Experience since:	1999
Τύπος υπηρεσίας:	Selling a Property, Buying a Property
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Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 562,263.12

Τοποθεσία

Χώρα:	Spain
Διεύθυνση:	Roda Golf
Δημοσιεύθηκε:	06/10/2026
Περιγραφή:	

Looking for a modern villa where all you need to do is unpack your suitcases? This beautiful detached villa, built in 2022, enjoys a quiet and particularly attractive location within Roda Golf & Beach Resort, combining contemporary living comfort, privacy and high-quality finishes with the wonderful outdoor lifestyle of the Costa Cálida.

The villa has a built area of approximately 141 m², distributed over two floors, and offers 3 spacious bedrooms and 3 bathrooms. The ground floor includes a spacious and bright living area with an open-plan kitchen, directly connected to the terrace and garden. A bedroom and bathroom are also located on this floor. The remaining bedrooms and bathrooms are situated on the first floor.

A particularly attractive feature of the first floor is the spacious terrace of approximately 25 m², offering beautiful open views. It is the perfect place to relax and enjoy the Spanish sunshine and surroundings.



Another feature that sets this property apart is its exceptionally complete interior. The villa is sold including the entire contents. Not only are the high-quality indoor and outdoor furnishings included, but also tableware, crockery, bed linen, towels, decorations and the rest of the interior contents. Everything is in place for you to start enjoying the property from day one.

All bedrooms feature fully finished built-in wardrobes, and the property also includes a fully equipped indoor storage room with washing machine.

Energy efficiency and practical comfort have also been carefully considered. The villa has 9 solar panels and a pre-installation for an electric vehicle charging point. There is also a secure bicycle storage area with charging points for electric bicycles. An alarm system and video surveillance provide additional security.

South-west facing garden with heated private pool

One of the absolute highlights of this property is its spacious, south-west facing and low-maintenance garden. Thanks to this excellent orientation, you can make the most of the afternoon and evening sunshine.

At the heart of the garden is a heated private swimming pool measuring 3 x 6 metres, allowing you to swim comfortably during a large part of the year. The terrace has also been extended, providing plenty of space for a lounge area, sun loungers and a large outdoor dining table. Two sun awnings provide welcome shade during the hottest part of the day.

The property overlooks a green park area where no further construction will take place, ensuring that the open views will be preserved. This provides additional peace and a wonderful feeling of space.

Living at Roda Golf & Beach Resort

Roda Golf & Beach Resort is a beautifully maintained and gated resort on the Costa Cálida, offering controlled access, entrance barriers and 24-hour security. The resort is known for its landscaped green areas, open spaces and pleasant walking paths and is ideal for both permanent living and use as a second home.

At the heart of the resort is the renowned 18-hole, par-72 golf course, designed by Dave Thomas. Facilities also include a golf academy, driving range, putting and chipping areas, pro shop and clubhouse with restaurant and terrace.

The villa itself occupies a quiet location within the resort, allowing you to enjoy privacy and tranquillity while still having all amenities close at hand.

Immediately outside Roda Golf lies the traditional Spanish village of Roda, where you will find several restaurants and bars, a supermarket and a hairdresser.

The coast is also very close. The beaches of Los Narejos and the Mar Menor are approximately 3,5



kilometres away and can be reached within a few minutes by car. The popular Los Alcázares strip around Hotel 525, with its wide selection of restaurants, bars, shops and terraces, is also only approximately 2,5 kilometres away.

This exceptionally complete villa is ideal for anyone wishing to immediately enjoy their own home under the Spanish sun without renovations, furnishing or additional investment. The combination of its recent construction, high-quality and complete furnishings, 3 bedrooms and 3 bathrooms, south-west facing garden, heated private pool, spacious first-floor terrace, solar panels and permanently open views makes this an attractive property for both permanent residence and as a luxurious second home on the Costa Cálida.

Key features:

- detached villa – built in 2022 – approximately 141 m² built area – 3 bedrooms – 3 bathrooms – first-floor terrace of approximately 25 m² – south-west facing garden – heated private pool 3 x 6 m – extended terrace – 2 sun awnings – 9 solar panels – pre-installation for electric vehicle charging point – secure bicycle storage with charging points – fully finished built-in wardrobes – equipped storage room with washing machine – alarm and video surveillance – high-quality indoor and outdoor furniture – complete contents included – open views over green park area – quiet location within Roda Golf – 24-hour security – approximately 3,5 km from the beach – approximately 2,5 km from the Los Alcázares strip

Κοινά

Κρεβατοκάμαρες:	3
Μπάνια:	3
Τελειωμένα τετραγωνικά πόδια:	142 τ.μ
Μέγεθος αυλής:	239 τ.μ

Energy efficiency

Energy Consumption:	B
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Building details

Outdoor Amenities:	Pool
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Lease terms

Date Available:

Contact information

IMLIX ID:	WN-91788
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