

## Lovely 2 Bedroom 1 Bath Villa, in Fortuna (Las Kalendas).

Ref: CC0640

**Price**  
**€149,000**



**Property type :** Villa

**Location :** Fortuna

**Area :** Murcia

**Bedrooms :** 2

**Bathrooms :** 1

**Swimming pool :**

**Garden :** Private

**Orientation :** South

**Views :** Countryside views

**Parking :** Garage

**House area :** 129 m<sup>2</sup>

**Plot area :** 703 m<sup>2</sup>

**Airport :** 50 mins

**Beach :** 50 mins

**City :** 30 mins

**Golf :** 20 mins

- |                            |                                       |                  |
|----------------------------|---------------------------------------|------------------|
| ✓ Fast Internet & Phone    | ✓ Mains Electric                      | ✓ Mains Water    |
| ✓ Air Conditioning         | ✓ Electric Gates                      | ✓ Double Glazing |
| ✓ Walking Distance To Town | ✓ Walking Distance - Restaurant / Bar | ✓ Fenced Plot    |
| ✓ Garage                   | ✓ Terrace                             | ✓ Solarium       |
| ✓ Furnished                | ✓ Mains Sewerage                      |                  |

This lovely country house blends rural serenity with practical comforts. The main house welcomes you with a big naya (glazed terrace), a warm lounge-dining area featuring a cozy pellet burner and aircon, perfect for chilly evenings. A well-appointed kitchen, a comfortable bathroom, and two bright bedrooms with aircon provide generous living space.

An attached standalone structure offers flexible possibilities—ideal as extra accommodation or a guest suite, including an additional bathroom to suit your needs.

Set on a 703m<sup>2</sup> fully fenced plot with electric gate, the property offers plenty of outdoor privacy and space to enjoy the outdoors. A large carport provides convenient covered parking, along with additional storage for tools and equipment and a garage.

For future plans, there's room to add a pool to enhance the outdoor living experience.

Utilities are well-established, including drinkable water, electricity, fiber internet, and main sewerage, ensuring modern convenience with country charm.

Location highlights:

Within walking distance to the center of Las Kalendas, home to several restaurants and bars

Hot baths just a 5-minute drive

Fortuna city about 10 minutes away

This property is ideal for buyers seeking a tranquil, versatile home with guest accommodation options, practical amenities, and a superb location in Las Kalendas.