



2



3



76m²



135m²



Property type: VILLA
Location: ROLDAN MURCIA

Swimming pool: Private
Garden: Private
Orientation: N/A
Views: N/A
Parking: Yes

Solarium area: 60 m²

- ✓ Solar energy
- ✓ White goods

- ✓ Garden
- ✓ Solarium

- ✓ Pre-air conditioning
- ✓ Terrace

We are pleased to announce the launch of our new development: Roldán, Murcia. This is a development of **8 terraced villas with 2 bedrooms and 2/3 bathrooms.**

These exclusive houses are designed with elegant and functional interiors, fully equipped kitchens, appliances included. The bathrooms have a vanity unit with washbasin and light. The bedrooms include lined wardrobes with drawer units and each property has pre-installation for ducted air conditioning. The exteriors are no less impressive, including a private swimming pool and a large solarium with Summer kitchen so you can enjoy the sun all year round. In addition, the properties have pre-installation for electric car chargers.

Highly energy-efficient thermal insulation for homes with almost zero energy consumption in accordance with the new Basic Energy Saving Document of the CTE 2019.

- Summer kitchen in solarium with fridge socket, pre-installation for washing machine and white porcelain sink with hinged doors and grey granite worktop.

- Exterior carpentry in dark grey lacquered aluminium with thermal break and double glazing with optimum solar protection and laminated glass in the windows up to the floor.

- Exterior façade in white single-layer mortar and imitation wood ceramic cladding.

- Exterior fence in folded metal mesh with artificial heather on block wall finished in white monolayer.

- Solarium railings in double safety glass.

- Balcony blinds.

- Stoneware flooring throughout the house including terraces.

- Bathrooms tiled in white except for shower front to match bathroom furniture. Mirror and light above the washbasin.

- Chromed steel mixer taps, rain effect shower, Roca or similar white sanitary ware.

- Panels of shower screens in transparent glass.

- Interior carpentry lacquered in white with black handles, built-in wardrobes in the bedrooms and lined with drawer units.

- Electrical appliances included: Fridge, hob, integrated 60 cm dishwasher, oven and microwave in column and extractor hood. Island work area.

- Kitchen units in white with Composite worktop in a choice of colour and sink under worktop. LED strips under wall units.

- Domestic hot water system with adjustable electric heater and 1.2 Kw photovoltaic solar panels.

- Pre-installation of air conditioning in living room and bedrooms by means of ducts.

- TV and telephone points in living room and bedrooms.

- White Schuko type mechanism with modern design, large white push button.

- Lighting design inside and outside the house, except for decorative lights.

- Power and TV sockets in solarium and garden.

- Water connection in solarium and garden.

- Pre-installation for electric car charger up to class 2.

- Individual swimming pool with 2 interior lights and shower. Surface water purifier under stairwell in central dwellings

Energy certificate: **Pending**

