

# RODA GOLF & BEACH RESORT



**RODA**  
GOLF & BEACH RESORT

**Roda Golf & Beach  
is an incomparable  
property develop-  
ment.**

euro**C**asas



## **Come and live in an exclusive setting**

Next to the Mediterranean Sea and only 1.5 Km from the unique natural setting of quiet, shallow waters that is The Mar Menor, Roda Golf & Beach Resort opens its doors in a region with more than 253 Km of Mediterranean beach, around 300 days of sunshine per year and an average annual temperature of 21 °C.

The Costa Cálida is the ideal spot to enjoy an exclusive paradise with all the cultural and biological richness of the region of Murcia. It is also one of the most important spots in the world for sports lovers, offering water sports, with an endless range of activities including swimming, sailing or water skiing, as well as activities such as tennis, trekking or golf.

## **Come and live at Roda Golf & Beach Resort**

Come to **Roda Golf & Beach Resort**, a real estate project from **Sea & Sun Resorts** that represents an innovative leisure concept right on the Mediterranean coast.

Roda Golf & Beach Resort is a unique residential-tourist complex located near Mar Menor, in San Javier, **Murcia**, one of the regions with the best climate and quality of life in Spain.

Imagine an **18-hole, par 72 golf course, designed by Dave Thomas, where you can live, which a choice of individual villa, semi-detached house or apartment**, with a wide variety of exclusive services that will match all your requirements for comfort and safety.

The complex is integrated into a beautiful natural setting, where residents' safety, the quality of the homes and the peace and quiet it offers are all paramount. From Sea & Sun Resorts, a sound firm with extensive experience in the field of real estate, **we want you to come and discover it.**





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Roda Golf & Beach Resort is structurally arranged in concentric rings around the golf course, moving from a public exterior towards an interior that is peaceful and private. In this way, **noise, movement and vehicles are kept away from the development itself.**

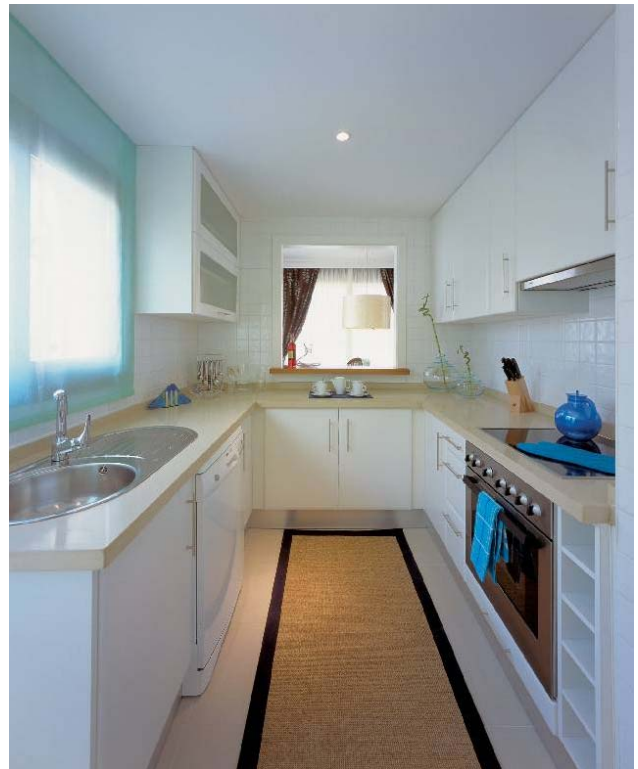
The residential area turns its back on the world of automobiles, to look towards the common pedestrian areas, gardens, swimming pools and golf course.



From the exterior ring you will be able to reach your parking space and from there go directly to your home, which looks out onto the golf course that meets your own garden at a visible but subtle boundary. The inner ring is a pedestrian walkway that goes through all the developments, connecting them and leading the clubhouse, the true heart of Roda Golf & Beach Resort. An area with a natural landscape, relaxed and leisurely, from which you can reach the different recreational zones without the need of walking far. Distribution at Roda Golf & Beach Resort has been designed with nature and the sun in mind. Thus interconnected communities with a controlled environment and access to the green walk have been formed. Everything has been done so that residents can leave their worries behind and live in harmony and in a totally peaceful at-



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## **SPECIFICATIONS**

### **Exterior carpentry**

Painted aluminium frames and climalit type double glazing.  
Aluminium blinds.

### **Interior carpentry**

Reinforced front door.  
Interior doors with a veneer finish.  
Built-in wardrobes with a veneer finish.  
Fitted bathroom furniture with marble surfaces.

### **Flooring**

Marble flooring in living room, bedrooms & bathrooms.  
Ceramic flooring in kitchen & laundry room.  
"Clay" type ceramic in terraces

### **Tiling**

Main bathroom with marble tiling.  
Kitchen and laundry room with "clay" type ceramic tiling.

### **Kitchen**

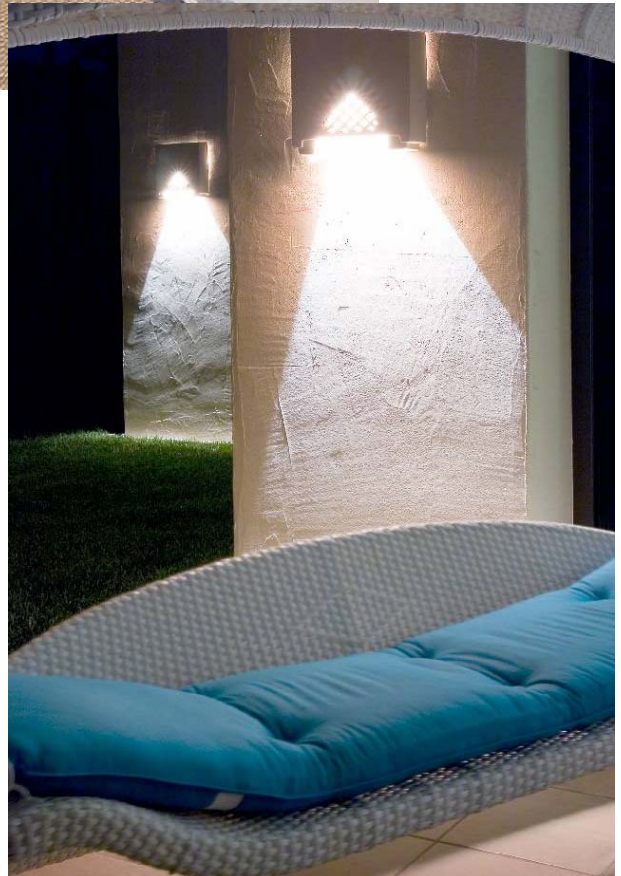
Fully fitted kitchen including cooker, oven and extractor fan.

### **Installations**

Pre-installation of air-conditioning in living room and bedrooms.  
Heating by radiators and gas boiler.  
Satellite TV & Telephone sockets in bedrooms, living room & terrace.  
Roca or similar fitted bathrooms.  
Grohe or similar taps.



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## PRICE LISTS & PAYMENT PLANS

### Types of detached villas

Eagle model	€695,000
Birdie Model	€495,000
Green Model	€430,000

### Prices from semi-detached villas

Mirador Model	265,000€
Baranda Model	255,000€
Hacienda Model	340.000€
Balcon Model	276,000€
Pergola Model	307.000€
Finca Model	375.000€

Types of apartments	Ground Floor	1 st.	2nd.
Alhambra Type A	234.000€	229.600€	280.000€
Alhambra Type B	265.200€	260.100€	321.500€
Brisa Type A	260.100€	323.400€	
Brisa Type B	286.000€	367.400€	

### PHASE I, II, III & IV

Reservation deposit	€3,000
Signing of contract	15%
Direct debit	15%
Completion	70%

The payment plans are exactly the same for each style and type of property