

## 4 chambre Maison de Ville à vendre dans Rute, Córdoba





55.000€










Fantastic Townhouse with Patio and Sun Terrace in the Heart of Andalucía.

Discover this great townhouse in Rute, a charming and popular town in the Córdoba province, Andalucía, just a stone's throw from the stunning Iznájar Lake. Featuring 4 bedrooms and 2 bathrooms, this property offers a solid foundation to create your dream home, being sold partially furnished and ready for simple updating.

The home opens into a welcoming hallway, with a conveniently located ground floor double bedroom. The heart of the house is the generous lounge/diner, which flows through to the fully tiled kitchen. A major highlight is the direct access to the private patio, perfect for al fresco dining, with a practical ground floor bathroom and utility area just off it. The first floor hosts three further bedrooms (two doubles, one with a charming Juliet balcony, and a good-sized single), plus the second family bathroom. Continuing up, the top floor features a large storage room and, most notably, your private sun terrace, the ideal spot to soak up the Andalusian sun and the views.

-  4 chambres
-  77m<sup>2</sup> Taille de la parcelle
-  Balcony
-  Storage room

-  2 salles de bains
-  Piscine
-  Terrace
-  Patio

-  80m<sup>2</sup> Taille de construction
-  Hot Water Gas
-  Equipped kitchen