

## 3 soverom Villa til salgs i Zurgena, Almería

247.000€

IMMACULATE 3 BED 2 BATH VILLA WITH HEATED POOL AND ONLY 20 MINUTES FROM THE BEACH!



It is located in the heart of the hamlet with traditional Spanish village houses and adjoining lemon groves to the rear. It is completely private, not overlooked and has wonderful views. Currently a holiday home the owners have gone to great lengths to maintain the villa.

Set on a plot of 592m which is fully walled and has double entrance gates leading into a driveway. There is sufficient space to park off road several cars and a motor home if required. A privacy wall separates the driveway from the pool area which has a 10x4 heated swimming pool with Roman end steps. The pool is surrounded by terrace for soaking up the sun's rays and enjoys all day sunshine. There are established gardens laid mainly to gravel for ease of maintenance and large pots with established palm trees. There is a block built storage casita and to the rear a log store. The villa enjoys fabulous views of the lemon groves, the countryside and mountains beyond.



The villa has 122m of living space including an 11m glazed sun room with sliding glass doors and fly screens. The perfect spot to enjoy the sunshine in the winter months and a shaded fly free area for the summer months. From here the front door opens into an L shape hallway. Off to the right double partially glazed doors lead into an L shape lounge and dining room. There is a beautiful log burning fire for the winter months and off the dining area double doors lead out to the pool terrace. An archway and breakfast bar leads through to a spacious kitchen with plenty of low and high level units and work surface. A single access door leads out to the rear terrace. Back in the hallway there are two double guest bedrooms, a family bathroom and a spacious master bedroom with en suite shower room. There are fitted wardrobes in all 3 bedrooms, ceiling fans throughout including the sun room and economical wall mounted electric radiators for the winter months.

The villa is being sold fully furnished and equipped and ready to move straight into including kitchen equipment, bedding towels, interior and exterior furniture. The owners will remove personal items.

The town of Huércal Overa is 10 to 15 minutes drive away and has all the facilities to meet your daily requirements.

 3 soverom  
 Fireplace

 2 bad  
 pool

 592m<sup>2</sup> Tomtestørrelse  
 Close to shops