

## 3 bedroom Villa for sale in Velez de Benaudalla, Granada

**399,000€**



Stunning 3 bed villa with pool, in 7360 m2 of land with gardens and allotments on the edge of town and 10 minutes drive from the beach. Located just 10 minutes walk from the town centre of Velez de Benaudalla this fabulous home is fully air conditioned and offers 3 full double bedrooms, 1 occasional bedroom with large roof terrace, open plan living kitchen, diner and lounge, huge stone conservatory plus patio and huge entertaining room with second kitchen and separate BBQ patio, laundry room. 10 X 6m pool with large pergola, pool shower, separate washroom with WC, gardens with vegetable plots, fruit trees and terracing.












Set behind electronic gates and fully fenced this amazing property must be viewed to be appreciated.

Located on the main town road this imposing home is set back from the road with a private drive and off road parking for two vehicles behind electronic gates. Well manicure gardens and stone paths lead to the house which is completely stone faced.

The property is built over two floors with a single storey stone built conservatory to the front giving access to the gardens.

On the ground floor, also with access to the conservatory is large open plan living accommodation with a very well appointed kitchen area with built in appliances, dining area and cosy lounge area with wood burning stove.

A pretty staircase with exposed stone features leads to the first floor where there is a large landing area which is currently used as an occasional 4th bedroom. There is access to the large roof terrace with stunning views over the pool area and the countryside to the front of the property and a rear door leading out to the laundry/utility room and raised rear garden areas. There is a quality tiled family 4 piece shower room with large glazed shower and a corridor leading to the three large double bedrooms which all face west and overlook the terrace.

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|  3 bedrooms                    |  2 bathrooms      |  280m <sup>2</sup> Build size |
|  7,360m <sup>2</sup> Plot size |  Swimming Pool    |  Traditional                  |
|  Character                     |  Near town        |  Countryside views            |
|  Driveway                      |  Off road parking |  |