

## 3 bedroom Townhouse for sale in Rute, Córdoba

72,500€



SOLD ASK US ABOUT SIMILAR. LOCATED IN THE POPULAR TOWN OF RUTE LESS THAN AN HOUR FROM MALAGA AND NEXT DOOR TO IZNAJAR WITH ITS BEAUTIFUL LAKE THIS IS A QUIRKY MODERN PROPERTY WITH A SPLASH POOL WHICH WOULD RENT WELL.

Located in a quiet area of the Town but close to one of the main squares and easy reach of bars, cafes etc this house has to be viewed to be fully appreciated.


On entering the property you come into a good sized open plan living, dining and kitchen with good light and a log burner a great area for entertaining/ relaxing space.


There are stairs leading to the first floor of the main house which consists of a master suite. It has an open feel to it with a large roll top bath, built in cupboards housing a washer and dryer, an enclosed toilet, shower and basin, There is also access to a rear facing balcony overlooking the courtyard.

To the rear of the lounge there are french doors that lead out to the pretty courtyard which is very private and houses a lovely splash pool and some raised terraces, great areas for eating al fresco or enjoying the sun. Steps in this area then lead up to a large two story building which has all been renovated and reformed the ground floor has a large room with a built in wet room and wc. This room has multiple uses, an office, bedroom or a summer room. It also benefits from a front terrace accessed by the patio doors for sitting and enjoying. External stairs then lead to the second floor of the building where there is a front terrace with great views and patio doors leading into another large room currently used as a bedroom and again with a shower and wc. The external staircase then leads up to a fabulous raised terraced wit views across the Town and the rear countryside.

This property has so much to offer and could be used in so many ways, it is a great price for the location and having a splash pool you could simply move straight in. Lock up and leave or rent out.

Rute is a larger Town yet unspoilt less than one hour from Malaga and offers a whole host of bars, restaurants and shops famous for its Jamen and apis along with the Chocolate factory to which people from across Spain travel every

 3 bedrooms  
 pool

 3 bathrooms  
 Close to shops

Wood Stove  
 airco