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**510,000€**



JL Morales Real Estate presents this exclusive property with many extras, located in the countryside of Catral, with good access roads and only a few minutes to the centre. You enter the property via a glazed terrace, which is an extra living space, ideal for cooler winter days. This leads to the kitchen, which has been recently modernised and has a utility room. Then there is the spacious living room with a fireplace, which leads to the sleeping area. There are three bedrooms with built-in wardrobes and two modern bathrooms, one of which is en-suite. From the living room, you can access the other part of the terrace, with the guest room, which currently has a dressing room but can be converted back into a kitchenette, and there is also a bathroom with a shower. The property is sold furnished, all windows have fly screens, and it is equipped with air conditioning, central heating (oil) and solar panels. Located on a fully fenced plot with automatic entrance gate, the garden is laid out with gravel for easy maintenance and various palm and fruit trees. Behind the house there is a wooden chalet, petanque court and a small olive grove. On the left side of the house there is a large garage and wooden carport. The eye-catcher of this property is the 10 x 5 metre (saltwater) swimming pool with a large landscaped sun terrace, pergola and fully equipped summer kitchen with separate toilet.

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|  4 bedrooms                    |  3 bathrooms            |  313m <sup>2</sup> Build size |
|  5,000m <sup>2</sup> Plot size |  Swimming Pool          |  Swimming Pool                |
|  Garden                        |  Fully equipped kitchen |  Fireplace                    |
|  Air Conditioning              |  Built in wardrobes     |  Glazed terrace               |
|  Furnished                     |  Energy certificate     |  +4 Bedrooms                  |
|  Central heating               |  Garage                 |  |