



## 4 sovrum Lantställe till salu i La Carlota, Córdoba

3.000.000€



Finca - Cortijo, Almodóvar del Río, Córdoba.

4 Bedrooms, 1 Bathroom, Built 400 m<sup>2</sup>, Plot 3320000 m<sup>2</sup>.

This stunning finca is 322 hectares and has the most stunning lake views in many directions with 2km of land bordering the lake where it would be possible to build a boat dock.

The finca is made up of meadows, dense mountains, and ancient oak trees in profusion, orchard where there are oranges and olives and "monte bajo" meaning scrubland. On the land are deer, wild boar, partridges, rabbits, foxes and the finca has a hunting license. The property is used for small and big game hunting, such as deer, wild boar, partridge, and rabbits. In addition, it is used also for livestock grazing, production of some cork, and some olive trees. The property has four wells equipped with pump systems and a borehole which is situated near the main cortijo and a 8,000 litre water deposit

There is approximately 6 km of well-maintained gravel road to travel to the estate. A road runs through the finca down to the lake side and there are many tracks over the finca, a 4 x 4 is needed. Parts of the finca are fenced to protect the fauna.

On top of a hill is a traditional old cortijo of approximately 245 m<sup>2</sup> with 17 x 12 courtyard with huge old palm tree. The main entrance goes into a large room with high wood beamed ceilings, windows & fireplace. Kitchen area, 4 bedrooms, bathroom and a further room with door out to the courtyard. There is a room at the end with separate entrance which could be a self-contained unit. Large store shed, animal buildings, lookout tower & dove cote. From this part of the estate it is possible to see Almodovar Castle which is a fantastic sight lit up at night.

- |                                     |                   |                                |
|-------------------------------------|-------------------|--------------------------------|
| 4 sovrum                            | 1 badrum          | 400m <sup>2</sup> Bygg storlek |
| 3.320.000m <sup>2</sup> Tomtstorlek | Setting - Country | Condition - Fair               |
| Views - Mountain                    | Views - Country   | Views - Panoramic              |
| Parking - More Than One             | Parking - Private | Category - Investment          |



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