

## 3 sovrum Lantställe till salu i Almogia, Málaga

399.000€



With a completely renovated country house in immaculate condition and an attached guest annexe with a further, unrenovated storeroom, as well as a ruined cottage 50 metres away, this property could make a great renovation opportunity ideal for a rural retreat or BnB. Set on 40,000m<sup>2</sup> of almond and olive groves in a wonderful, private location in the mountains and enjoying sea views as well as a lovely, licensed pool.

Access is excellent by means of a very short well-maintained track leading from a quiet tarmac country road. The property lies in the mountains between the towns of Álora, Estacion de Cartama and Almogia. All of the amenities of Estacion de Cartama (the closest town) are just 20 minutes drive from the property and Málaga city and international airport is less than 40 minutes drive.

The property boasts two houses. The main house, 179 m<sup>2</sup>, has been renovated and is in immaculate condition. It is a 2 bedroom, single-storey house with a spacious, fully equipped kitchen / dining room, a living room, 2 double bedrooms and a family bathroom. The current owners have refurbished the property to a very high standard including new electrics and plumbing, quality carpentry and the installation of both pellet and wood burning stoves and a solar hot water system.

Attached is a guest annexe currently with a sitting room, kitchen, 1 bedroom and bathroom, although there is also a large storeroom barn attached which offers scope for further development.

Outside, there are some lovely sunny and shady entertaining areas including a fully licenced BBQ area, a wonderful garden, stunning views, and a quality built 8m x 4m saltwater swimming pool and sunbathing area.

The second house is a traditional cottage located about 50 metres from the main house. It does require extensive refurbishment but has potential to provide a further 80m<sup>2</sup> of accommodation.

There is a 10m<sup>2</sup> wooden casita and a substantially built garage.

Although boasting an idyllic rural location, the property is connected to mains electricity and internet and has a good, private water supply.

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|  3 sovrum                         |  2 badrum                  |  259m <sup>2</sup> Bygg storlek |
|  40.000m <sup>2</sup> Tomtstorlek |  Garage                    |  Pellet Stove                   |
|  Water Deposit                    |  Freshwater/Saltwater Pool |  Olive Grove                    |
|  Outbuildings                     |  Mountain Views            |  Wood Burning Stove(s)          |
|  Very Private                     |  Almond Grove              |  Fully Fitted Kitchen           |
|  Solar Hot Water                  |  Barbecue                  |  Guest House                    |
|  Electricity - Mains Connection   |  Good Access               |  Sea views                      |
|  Water - Own Well                 |   |  |