

## Country House for sale

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Price: €250,000

Bedrooms: 3

Bathrooms: 2

M2 Living: 92<sup>2</sup>M2 Plot: 957<sup>2</sup>

M2 Terrace: -

Address: Archez,

This property is located between the villages of Competa (4km), with its shops and restaurants and Archez (2km) with excellent access off the road to Archez and along a concrete driveway. It is situated in an elevated position with stunning views to the surrounding countryside and villages of Sayalonga, Corumbela, mount La Maroma and down to the coast at Torre del Mar. The property has been renovated from an old finca and has a rustic almost cottage style giving it a unique feel. It has 3 bedrooms, a dining area, kitchen and beamed lounge. Outside there is a covered seating/dining area, outside kitchen, good sized, south facing swimming pool and mature planted garden. There is ample space round the pool area for chairs and sun loungers. You will also find an outside work/storage shed and pump house/store. Garden Entrance As you approach the property you turn into a gravelled parking area with ample space for 2/3 motor vehicles. You then go through an attractive double wooden garden doorway adorned with bougainvillea to arrive at the front of the property, which gives a stunning view down to the coast and the sea. On entering through the main door with porch you arrive in a reception/dining area with space for a dining room table and chairs. In this room you will also find an open fireplace for the winter months. To the left there is a cottage style kitchen with attractive, wooden style units and wooden work surfaces. The kitchen is fitted with a gas hob, eye level electric oven, fridge freezer, dishwasher and a double bowl sink. Beyond the kitchen there is a small lobby where to the right you will find a double sized bedroom. There are two integral wardrobes and space for other bedroom furniture such as storage drawers and bedside tables. Adjacent to the bedroom there is a family bathroom fully fitted with a toilet, hand basin and full sized bath with shower over. Opposite the bathroom there is a useful, walk-in utility cupboard. Back along the lobby there is a further bedroom, in use as a guest room cum study. A door leads out from this room to an outer covered area and storage/utility room with a single drainer sink and washing machine. From here you can access the side of the property, a covered wood store and the parking area to the side of the house. Inglenook Shelving Back to the reception/dining area and to the right you walk through an archway into the main lounge area. This is a good sized area with space for a 2 or 3 seater sofa and chairs. It has a fireplace with a free standing log burner. There are a number of recesses in this room with space for a sideboard, shelving and occasional chairs. From the lounge part glazed, double, shuttered wooden doors lead into the master double bedroom with space for a king sized bed. There is a walk in wardrobe with traditional wooden doors and space for a dressing table and bedside drawers. An archway from this room leads into the en suite bathroom fully fitted with a toilet, hand basin and a large walk in shower. Doors lead out from the bedroom to outside and the pool area. From the lounge French doors lead outside to a pergola covered

dining area with space for a large dining table and chairs to seat 8 people. To the left there is an outside, covered kitchen fitted with a cooking hob and oven, barbecue, ceramic circular sink, fridge, plenty of marble work surface and ample storage. The outside kitchen comes with a detachable fabric cover to the front so this area can be used in the winter months. The kitchen overlooks the swimming pool and surround, which has plenty of space for sun loungers and table and chairs where you can relax and enjoy the spectacular views of the surrounding countryside and to the coast. Next to the pool there is an outside shower, pump room and adjacent to that a workshop/storage shed. Around and to the front of the property you will find mature flowers and shrubs giving colour and vibrancy to the house. Other key features of the property are a 1,300 litre capacity water deposit, which is insulated and automatically agitated and insulated and a modern septic tank. All the windows in the property are double glazed and approximately 80% of the walls are cavity wall constructed. This is a very well presented, cottage style property with wooden beamed ceilings and inglenooks. It is certainly unique in style and not typical of an Andalusian property. If you're looking for something different and full of character then this is for you. It would make an ideal holiday home or a permanent residence. (You can view a floor plan of the property by clicking the PDF attachment below) For clarification we wish to inform prospective purchasers that these sales particulars have been prepared as a general guide therefore they are not binding or contractual. Features \* Pool \* Parking \* Sea View \* Terrace \* Easy Access

