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# Вилла

Cártama



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| Комнат: 4 | Ванных: 2 | M²: 280 | Цена: 470 000 € |
| Статус: Продажа | Тип недвижимости: Вилла | Референция: R4990786 | Дата публикации: 12.06.25 |

Описание:Are you looking for a peaceful retreat close to all amenities? This spectacular 2,500-square-meter rustic property in Cártama, located very close to the Guadalhorce Valley Regional Hospital, offers the perfect balance between nature and comfort. This property offers great potential for both investors and those seeking a peaceful retreat in nature, with the convenience of essential services within walking distance and unbeatable access to the city. Highlights: Unbeatable location: Just minutes from the Guadalhorce Valley Regional Hospital, with easy access to the highway and all necessary services. Two independent residences: Main residence: With two spacious and bright bedrooms, a full bathroom, a large living room with a wood-burning stove, air conditioning throughout, and a fully equipped open-plan kitchen with new appliances. Charming terrace and entrance porch for relaxing outdoors. There is a ground-floor office, a gym, and a small storage room. Guest House: Also with 2 bedrooms and a bathroom, perfect for entertaining or renting out for additional income. Large and Versatile Land: 2,500 m² of rural land with multiple possibilities, including a vegetable garden with fruit trees, a chicken coop, gardens, a saltwater chlorination pool, a shower, and a recreation area. Covered garage with space for 3 cars and parking for 8 vehicles. Investment Potential: The strategic location and the two homes make this property an

excellent opportunity for investors seeking short- or long-term profitability. The property is sold fully furnished. Natural Setting: Enjoy the tranquility of the countryside without sacrificing proximity to services and amenities. Amenities: - Internet connection to always be connected. - 30,000-liter cistern with water from the community\'s own well. - Water from the Guadalhorce irrigation community. - Solar panels that significantly reduce electricity consumption. - Security and Privacy: - Located in a private community of 70 residents. - Gated complex with two remote-controlled exits. - Security cameras around the entire perimeter of the community. Ideal for: - Investors looking for a property with great rental potential. - Families looking to live in a natural setting with space and privacy. - People looking for a second home or a place to escape the stress of the city. Information note: The property is being sold as a deed. Consult aspects related to registry data. The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses. KRD

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Особенности:

Бассейн, None