

Hamptons

INTERNATIONAL



Chirivel, Almeria

6 6

£350,000

(€395,000)

Property details



Key features

- **3 floors**
- **Build Size 302 m**
- **Plot Size 4,344 m**
- **Private Pool**
- **Mains Water**
- **Solar Power Electric**
- **Telephone Possible**
- **Internet Possible**
- **Furniture Negotiable**

Attributes

- 🌿 **Olive grove**
- 🏊 **Swimming pool**
- 🏖️ **Near to beach**
- 🌳 **Garden**
- 🛠️ **Refurbished**

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Description

We are extremely proud to share with our Spanish Collaborator this impressive large family Farmhouse new to the market for sale for €395,000. This property offers spacious accommodation (302m² build) with 5 double bedrooms, 6 living rooms, 4 bathrooms, 3 kitchens, 2 separate toilets, enclosed gardens surrounding the home of 516m², infinity swimming pool, with adjoining land of 3828m² (with outline planning permission for further houses). The home is set over 3 floors, with the ground floor boasting 2 double bedrooms both with ensembles, 4 living rooms, very large, beautiful family kitchen, various entertaining areas with terraces and infinity pool. The upper floor holds two self-contained apartments- the first with two double bedrooms, lounge/kitchen/diner, bathroom and apartment two offers one double bedroom, lounge/kitchen/diner and bathroom. The apartments are accessed by independent staircase leading to the south facing balcony with picturesque scenery over the south terraces and mountains. The apartments are fully equipped for family and friends visiting and could be expanded to host a BNB opportunity (subject to licences). The lower level holds the secret of 3 storage rooms/areas and has previously housed the families' chickens. The current owners purchased the home 20 years ago; they were drawn to the potential the original buildings held and the key highlight for them were the stunning panoramic views across the countryside and mountains. The home has been lovingly restored and extended over the years to offer a warm welcome to family and friends. The ground floor includes some original features-fully restored and is a real Tardis with 4 living rooms- an entrance lounge, mid lounge, entertainment lounge and a highlight the mountain view lounge/diner. This property must be viewed to fully appreciate all the delights it holds. The house offers privacy while not feeling isolated. Key Highlights - 5 double bedrooms - 2 with ensembles 6 living rooms 3 kitchens 4 bathrooms and 2 separate toilets Sold furnished (excluding personal items) Enclosed gardens giving 516m² of entertaining terraces Infinity Swimming Pool Solar System fitted supplying the homes electricity - 5.6KW provided by 10 panels and 5KW storage battery, also connected to the mains AFO in place Let's explore this wonderful farmhouse... The property is conveniently accessed fully by tarmac roads, being a short (under 10-minutes) drive to the bustling town of Velez Rubio and close to Chirivel, Almeria, Spain. It is located near to the A92 giving easy access for the owners, family and friends. We park in front of the house and take a moment to embrace the surrounding countryside- with the mountains views immediately drawing our attention. This is a prime location for bird enthusiasts with the local birds of prey often flying overhead. There are two entrances to the south terrace- offering fully enclosed main gardens with 516m². The front entrance takes us down a few steps with the house presented in front of us. The side entrance takes us straight into the south facing terraces. The family have clearly fully utilised the gardens, with two enclosed seating areas. One with built in seating with circular table- seating 8 people. The second includes a built-in bar, with lighting, ceiling fan fitting and electrics. The south garden holds established flower beds- ground level and raised areas. There are fig and olive trees, also cacti and beautiful roses planted. The remaining ground is covered with stones for easy maintenance. There is a further seating area with a swing bench-perfectly situated to enjoy both sunrises and sunsets. We also have a separate storage room - that houses the solar equipment and plenty of room with log storage too. The flow of the enclosed gardens naturally takes us to the east- sunrise terraces- where we have another terraced patio with a large brick-built BBQ. This area is complemented with patterned floor tiles and the walls are partly covered with brick feature tiles too. There is entrance to mountain view living/dining room from this terrace too. To the side of this area, we head down a couple of steps and enter the enclosed pool patio. Here we have the infinity pool - we immediately sit at the side to imagine enjoying a morning swim enjoying watching the sunrise. The sunrise terrace has a separate toilet with basin, and two further water storage containers. Exploring the lower level we find 3 storage rooms/areas and shed. These are a real gem for gardening equipment, tools, sports equipment. The family have previously kept chickens in the middle area too. There are 2 IPC water containers held here- collecting water from the fitted guttering- perfect for watering the plants. There is a further terrace at the rear of the building. The layout of the gardens have been carefully planned for all year round entertaining. The ground floor can be accessed by three front entrances - the main doors take us into the central hall - a doorway to the right leads us to a double bedroom, with full ensuite with window, wall mounted central heating, double glazed window to the east. Down a couple of steps in the entrance hall we enter the first lounge, with two double glazed windows and open wood burner. The ground floor has been fully restored to include feature wooden ceiling beams, wall mounted central heating, all rooms are spacious with high ceilings throughout. There is the second lounge off to the right with double glazed window to the east and log burner. In-between these rooms there is a feature high window

with shelf. Heading to the side of this lounge we come to the mountain view lounge/diner. This room has been well planned to fully maximise the stunning views- fitted with wrap around windows with fly screens and sliding patio doors to the sunrise terraces and swimming pool. There is a hallway that takes us to the master bedroom with double glazed window, ceiling fan, fitted cupboard and wardrobe. There is a full ensuite too. In the heart of the home lays the large family kitchen/diner. The room benefits from two windows, fully fitted kitchen units- with wooden and stainless-steel doors, beautiful wooden ceiling beams and ceiling fan. There is a separate toilet conveniently located off from the kitchen. Through the restored wooden door we enter into the fourth living room, this room has two windows, sliding double patio doors leading to the south gardens and a fitted log burner. From this room we head back into the gardens and go up the independent staircase leading us to the first-floor accommodation. The balcony faces south with views to the east and west-the perfect spot to enjoy a nice coffee watching the sunrises and sunsets. Both apartments are fully equipped to offer very comfortable accommodation for family and friends with potential to host a BNB.



personal point of view Velez Rubio Bring your Spa







international@hamptons.co.uk

+44 (0)20 8618 4551













Location



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+44 (0)20 8618 4551

international@hamptons.co.uk

www.hamptons-international.com