Hamptons
INTERNATIONAL



Los Gallardos, Almeria

4 3

£160,000
(€180,000)

Property details



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Key features

- **2 floors**
- **Build Size 179 m**
- **Plot Size 500 m**
- **Room for a Pool**
- **Water Possible**
- **Electric Possible**
- **Private Terrace**
- **Private parking**
- **15 minutes drive to the beach**

Attributes

- **Swimming pool**
- **Private parking**

*Prices are subject to change, pound sterling price is converted using Bank of England exchange rates

Description

Located in the popular community of Huerta Nueva, in Los Gallardos, this property presents a unique opportunity to acquire a newly constructed high-spec villa that boasts a prime location overlooking the breathtaking Sierra Cabrera mountains. With distant views of Mojacar Pueblo and the sparkling Mediterranean sea, this part-built property on Calle Azahar is a testament to luxury and tranquility. The construction of the villa is already underway, and the structure is complete (with the exception of the roof, which does require additional work - please see the details at the bottom of the description for more information). The property holds full building licenses, which have been approved by the Los Gallardos Ayuntamiento. The only formality left for the new owner is to amend the licenses to their name—a straightforward process that ensures a smooth transition of ownership. Convenience is key with private parking available on the premises. Moreover, there is ample space for a personalized touch, with the option to install a private swimming pool measuring a generous 10x5m². This feature enhances the property, offering a refreshing retreat amidst the scenic beauty that surrounds it. The villa itself is designed to accommodate a comfortable and spacious lifestyle, featuring four well-proportioned bedrooms and three bathrooms. Embracing the traditional Spanish architectural style, two of the bedrooms and bathrooms are thoughtfully located on the ground floor, providing ease of access and a seamless flow to daily living. The remaining two bedrooms and an additional bathroom grace the first floor, offering a sense of privacy and separation. While the construction is at a stage where the kitchen is yet to be fully fitted. The blank canvas of the build presents a unique opportunity for the future owner to infuse their personality into the property, both internally and externally. In conclusion, this property offers more than just a home—it provides an opportunity to be part of a vibrant community in a picturesque setting. With the foundations laid and the framework complete, the stage is set for the new owner to shape their dream home in a popular location. NB. The asking price is for the property as shown in the photographs and video. To purchase the property, it will need to be a cash only purchase. There will be additional costs required in order to complete the property, including raparation to the roof, which was not constructed correctly. The quote for the works for the roof are 33,923€ plus IVA. The vendor has also advised that they are willing to discuss the sale of some of the building materials as a separate purchase. These can include sanitaryware, internal fittings, air-conditioning units etc. NB. Due to change in the building regulations, it is no longer allow to construct the car port shade as depicted in these drawings. Also all images are for illustration purposes only. Contact us to arrange a viewing of this unique opportunity.







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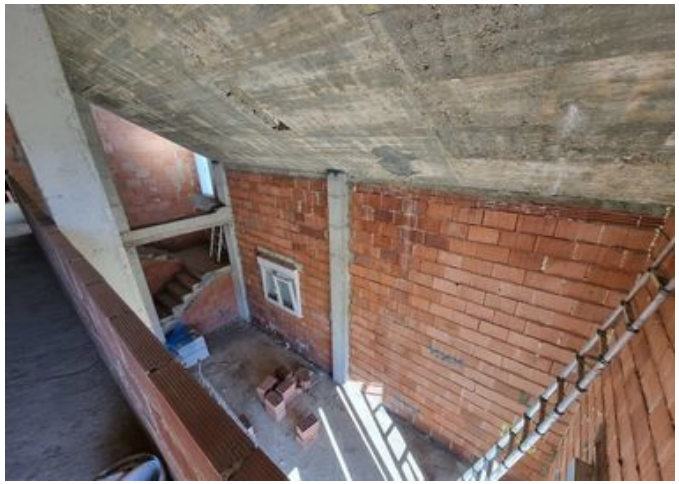






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Location





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