



# Almeria Homes



## Casa Tamarind - AH-13593

Village House for sale in Taberno

€135,000 — £113,562

Type: Village House / Terraced

Condition: Resale

Bedrooms: 4

Bathrooms: 2

Floor area: 120 m<sup>2</sup>

Land area: 120 m<sup>2</sup>

Water: Connected

Electricity: Connected

Telephone: Possible to connect

Furnished: Yes

Lovely location

Close to all amenities

Two storey

Large garage

On road parking

Balcony

Presenting a charming 2 storey village house in the heart of Taberno, this traditional Spanish residence captures the essence of local living. The 120m<sup>2</sup> property is strategically located overlooking a delightful village square, creating a picturesque view from its windows.

This attractive house is within walking distance of local amenities, adding convenience to the lifestyle it offers. Moreover, it boasts easy accessibility, just a 12-minute drive to both Huerca-Overa and Albox towns, making it a well connected property.

Nestled on a pedestrian only road, the house enjoys a tranquil setting, away from passing traffic. On-road parking is readily available.

Taberno, with its narrow, winding streets, captures the essence of traditional Spanish living. The village offers a quaint selection of shops, two cafes/restaurants, a church, school, and a small Friday street market. Adding to its allure, Taberno provides recreational facilities such as a large open-air swimming pool for the summer months and a tennis court.

The house itself is thoughtfully designed, with the ground floor featuring an entrance hall with a door on the right leading to a spacious living room or garage, currently utilized for storage. The ground floor also hosts a convenient bathroom and a small patio area. A door from the living room connects to a kitchen, continuing to a downstairs bedroom and a walk-in wardrobe or under-stairs storage room.

Ascending to the upper floor reveals three bedrooms, a bathroom, and a dining room with access to a terrace area. This level also surprises with a second kitchen, offering flexibility and convenience. From the kitchen, a small sun terrace and a storage room extend the living space.

Practicalities are well-addressed with mains water and electricity already connected. Additionally, internet, phone, and satellite TV connections can be effortlessly established.

The property comes with an annual IBI rate of approximately €250, ensuring a reasonable cost of ownership. This house in Taberno is not just a residence; it's an invitation to embrace the authentic charm of Spanish village living.