



# Almeria Homes



## **Cortijo Apricot - AH-13602**

Country House for sale in Oria

€77,000 — £66,505

Type: Country House /  
Semi-Detached

Condition: Resale

Bedrooms: 2

Bathrooms: 2

Floor area: 145 m<sup>2</sup>

Land area: 800 m<sup>2</sup>

Water: Connected

Electricity: Connected

Telephone: Possible to connect

Furnished: No

Very well priced

Quiet location

Manageable plot

Lovely views

Space for parking

Space to create gardens

Space for above ground pool

Explore the tranquility of this well priced country house in the Oria area, a practical choice for those seeking a peaceful and quiet location in Spain.

Priced to sell, this semi-detached property presents an excellent opportunity. The two-bedroom, two-bathroom house spans a floor area of approx. 145 m<sup>2</sup> and sits on a manageable plot of approx. 800 m<sup>2</sup>, offering space without overwhelming maintenance.

Nestled in a quiet location, the property boasts lovely views, providing a picturesque backdrop to your daily life.

Upon arrival, you'll appreciate the spaciousness, starting with the large living-dining room featuring a wood burner and charming wooden beams. The well-sized kitchen awaits your personal touch, needing doors and appliances to make it complete.

On the ground floor there is also a double bedroom and a generously proportioned shower room. While the bathroom currently only has a bath tub, a little investment could transform it into a fully functional space. Journeying upstairs, two additional double bedrooms await along with a shower room. The shower room currently only has a shower plate but with a little investment it would be fully functional.

There is also a large room with access from the interior and exterior (this isn't currently finished off and we don't have any photos but we will get photos soon), this room could be used to create further accommodation.

Externally, the plot, currently open, provides space for parking, gardening, and even an above-ground pool if desired.

Conveniently located a 10-11 minute drive (7kms) from Oria town and a 25-30 minute drive (19.5kms) from Albox, this residence strikes a balance between serenity and accessibility. Access to the property is via a tarmac road apart from a final stretch of 900 meters which is dirt track.

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