



# Almeria Homes



## **Villa Infinita - AH-13779**

Villa for sale in Velez Rubio

€189,500 — £157,673

Type: Villa / Detached

Condition: Resale

Bedrooms: 3

Bathrooms: 2

Floor area: 100 m<sup>2</sup>

Land area: 2.9 hectares

Private pool

Water: Deposit tank installed

Electricity: Connected

Telephone: Possible to connect

Impressive views

Quiet location

Swimming pool

Wooden casita

High levels of privacy

Ample parking

Mature gardens

Discover this exceptional, single-storey detached villa, ideally located in a tranquil rural setting on the edge of the mountains and a picturesque pine forest. This property boasts a private swimming pool, an expansive 3 hectares of land, and some of the most breathtaking views in the area.

It's just a short 7-8 minute drive (3kms) from the charming and historic town of Vélez Rubio, which offers a range of amenities for day-to-day living. The villa is also conveniently close to a motorway, providing easy access to other towns, cities, and the coast.

Approaching the property, you travel along well-maintained dirt tracks for the final 2 kilometres, easily navigable by all vehicles, although a 4x4 is recommended. The private drive leads you into the landscaped garden surrounding the villa. At the front, a large patio area encircles the 8 x 4 metre private swimming pool, offering stunning panoramic views. Currently, the pool is not maintained as the sellers are away.

Adjacent to this area, there is a substantial wooden shed, perfect for storing gardening and pool equipment. Behind the house, you will find the footings of an old ruin, adding a touch of history to the property.

Entering the villa from the partially covered front terrace, double doors open into a central hallway. The living spaces are to the left, while the bedrooms are to the right. The hallway leads directly into the main living room, a bright and airy space featuring a bespoke log-burning stove and air conditioning. From here, a door leads into the well-appointed kitchen, which offers ample cupboard and work surface space along with a range of appliances. A charming barn-style door from the kitchen provides access back into the garden.

Continuing down the hallway, you reach the villa's bedrooms and bathrooms. There are three spacious double bedrooms in total, with two of them fitted with air conditioning. The master bedroom benefits from an en-suite bathroom with a shower. Additionally, there is a family bathroom equipped with a bathtub.

For privacy reasons, we have not included a picture of the third bedroom, but you can view it in the video tour.

This villa presents an outstanding opportunity to own a serene and private retreat with impressive views and easy access to essential amenities. Don't miss the chance to make this beautiful Spanish property for sale in Spain your new home.

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