



Almeria Homes



Village House Bellario - IX-14634

Village House for sale in Caniles
€40,000 — £34,389

Type: Village House / Terraced

Condition: Resale

Bedrooms: 3

Bathrooms: 2

Floor area: 180 m²

Land area: 10 m²

Water: Connected

Electricity: Connected

Telephone: Possible to connect

A cozy house is for sale in Caniles, ideal both as a permanent residence and as an investment, thanks to its spaciousness, layout, and adaptability.

The main house is distributed on a single floor, accessed via a central hallway. To the left is a room that can currently be used as a bedroom, although it could also be converted into a small dining room or an additional living room. To the right is another room, followed by a third room, also to the left, allowing for up to three bedrooms on this floor to be configured according to the buyer's needs.

Continuing down the hallway, to the right is a fully furnished kitchen with a pantry, ideal for storage and daily organization. Next to it is a full bathroom and another bedroom, completing a comfortable and functional sleeping area.

From this floor, across the hallway, is a pleasant patio that provides natural light and ventilation to the house. In this area, there is also a separate room that can be used for various purposes, such as a storage room, workshop, recreation area, or even a small studio.

Going downstairs, we reach the ground floor, a space with great potential as it can be converted into a separate, independent apartment. This floor has a bedroom to the right and, to the left, a spacious kitchen with a fireplace, perfect for creating a cozy atmosphere. From here, you can access a large garage, ideal for several vehicles or as additional storage space. There is also another room and a full bathroom. This floor has a separate entrance from the street, as well as direct access from the garage, making it a perfect option for guests, rentals, or independent family use.

The house stands out for its excellent natural light in all its rooms, which provides warmth and comfort. Although it needs some renovations, it offers a solid foundation and many possibilities for adapting it to your personal taste.

Located in a very quiet area of

Caniles, the property is close to all essential services such as shops, pharmacies, a medical center, and more. Furthermore, it's just 5 minutes from Baza, where you'll find a wide range of services including a hospital, supermarkets (Mercadona, Lidl), shops, and everything you need for daily life.

An ideal opportunity for those looking for a spacious, bright home with multiple uses in a pleasant and well-connected area.

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