



**Property type :** Country house

**Location :** Caudete

**Area :** Castilla-La Mancha

**Bedrooms :** 4

**Bathrooms :** 1

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Mountain views

**Parking :** Garage

**House area :** 180 m<sup>2</sup>

**Plot area :** 4100 m<sup>2</sup>

**Airport :** 45

**Beach :** 45

**City :** 5

✓ Summer Kitchen

✓ Garage

✓ Mains Water

✓ Terrace

✓ Fireplace - Log Burner

✓ Furnished

We are pleased to present this large country house is set on a nice plot, with garage and swimming pool.

The property sits on a plot of 4,136m<sup>2</sup> with 30 almond Trees, and two Olive trees. The property has a large open porch with access to the garage, and inside the property we have a living room with a log burner, and two double bedrooms. Through to the large kitchen dining area, and we have access to the other two bedrooms, both singles. From the dining area we have access to the storage room, where the small solar system is set up, and the bathroom and log storage room.

Outside the front porch we have a small barbecue area, currently blocked in, and a small garden area leading to the fenced in swimming pool. The pool does not have a filtration system, the owners empty and refill it 3 times through the summer, at a cost of 15 euros per time.

The property also has a garage joined to it, which could be made into part of the house as more accommodation.

The property needs to be updated throughout, but this is a project that is perfectly liveable whilst carrying out the reform.

The total build size of the property, including garage and pool, is 258m<sup>2</sup>.

The water supplied to the house comes from a local pump house, it is cleaned agriculture water that can be used throughout the house, but not for drinking. The water station is actually situated within the upper boundaries of this property, therefore water supply is excellent and very cheap.

There is a small solar system that the owners use as they have very little consumption when they are there, the fridge, lights and water pump is all they use, so for daily living it will need to be upgraded or replaced.

The property offers a great size house in a very private and peaceful location, no immediate neighbours and around 5 minutes drive to the large town of Caudete.

Located just over the Alicante Border, Alicante Airport is a 45 minute drive from the property, Sax with its historical castle is 15 minutes away, and Elda with its shopping centre and Carrefour is a 15 minute drive.

Caudete is a nice Spanish town with a British run indoor Market at the weekends. There are Hospitals, schools, two train stations including the new high-speed train that can be in Alicante in 15 minutes, or Madrid in less than 2 hours. There is a Tennis academy, Museum's, Go cart race track, and a sports centre all close by, either in the village, or in the city of Villena, which is only ten minutes' drive from Caudete. Close to the property you will

