



REF: 10629

Charming Pre-1951 Property with
3-4 Bedrooms and Interconnected
Living Spaces

Santa Bárbara de Nexe

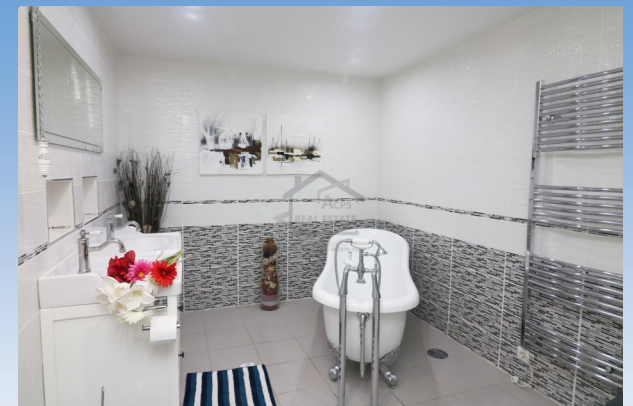
€390,000



AMI License: 12086



Partner: 5357



The Property is laid out on two floors as follows:

Enter the property from the driveway through a white Aluminium and PVC door into a reception room with a window and log burner which also gives access to a potential 4th bedroom at present being used as the TV room. The lounge is open plan to the reception with another log burner and air-conditioning and many windows giving plenty of light. The recently fully upgraded farmhouse kitchen is bright and spacious with the benefit of a storage pantry and a separate downstairs cloakroom.

Off the lounge, another good-sized room is ideal for an office with an open tread staircase leading to the first floor. The master suite has lots of potential to change if required. At present it comprises a lovely additional lounge with doors leading onto the south-facing garden and orchard, to the right is another independent room which is being used as a great walk-in dressing room, and to the left is the actual master bedroom with a window over looking the garden, fitted wardrobes and a stunning new bathroom.

First Floor

The first floor at present is in rough construction awaiting to be finished by the new owners. At present, this offers you a large double bedroom, a potential bathroom, and a second large master bedroom with access to the two roof terraces. The hard work has been done it just needs the final finishing.

Outside:

The property offers additional scope with a large connecting covered Armazen/workshop with bathroom, a second area of construction at present a games room with gym, a second room, and additional ruin. Ideal to create an additional self-contained annex. The property also benefits from a separate garage.

The property is located in a quiet location of mature gardens and is fully fenced and walled. Easy to maintain garden with fruit trees and the potential to construct a swimming pool, subject to local planning permission.



Property Particulars

- Property Type: Villa / Annex
- Bedrooms: 4
- Bathrooms: 2
- Plot Size: 3040 m2
- Build Size: 258 m2
- Year of Construction: Pre1951 Renovated 2019
- Views: Countryside
- Airport: 20 Minutes
- Beach: 20 Minutes
- Shopping: 10 Minutes
- Energy Rating: F
- Price: €390,000

