

Ref: APA592

Price: 260,000€



 **Country House**

 **Alora**

 **2**

 **2**

 **73m² Build Size**

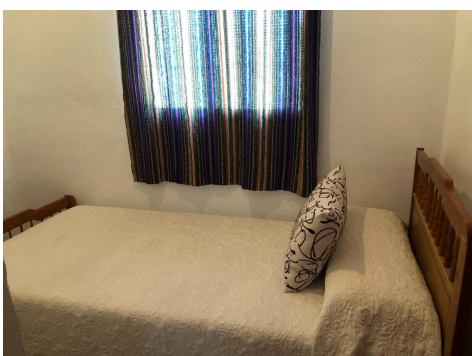
 **5,400m² Plot Size**

 **Pool: Yes**

 **Parking: Yes**

This charming 2 bedroom, 2 bathroom country house enjoys a great semi-rural location in the Alora countryside within walking distance to local amenities.

Set within a fully fenced and gated plot of 5,400m2 of irrigated land the house extends to 73 m2 and the accommodation is offered all on one level comprising of an open plan living room/ dining room / kitchen which hosts a feature fireplace, a double bedroom and a single bedroom and a shower room.





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This property enjoys some fabulous sunny and shady entertaining areas. There is a covered terrace ideal for " al fresco " dining with an adjoining BBQ area and there is also a quality constructed 8m × 4m swimming pool with an expansive sunbathing terrace around the pool.

There is also an outside shower room / changing room.

In addition to the main house, there is a separate storeroom extending to approx. 20m² which together with the outside shower room might offer the possibility of exploitation as a small rural holiday letting unit.

The land is very fertile and is planted out with a variety of fruit trees such as lemons, oranges, vines, figs and a lovely mature pecan nut tree which provides some nice shade in summertime.

The property is connected to mains electricity and community water supply and high-speed internet is available. There is a water storage facility of 70,000 litres ensuring that there is plenty of water to irrigate the fruit trees and fill the swimming pool even in the height of Summer.

Access to the property is excellent along a short well-maintained track of just 300m from the main road and a bus stop.

This is a lovely property either as a weekend or holiday retreat or a permanent home.

It has the coveted SAFO license in place.

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