

Ref: R2685347

Price: 749,000€



 **Villa - Finca**

 **Rute**

 **12**

 **8**

 **366m² Build Size**

 **5,353m² Plot Size**

 **Pool: Yes**

STUNNING CORTIJO IN AN AMAZING LOCATION WITH 2 SELF CONTAINED APARTMENTS.

The main house would also make a superb BED & BREAKFAST/ Hotel Rural, The unique elevated situation provides fantastic, panoramic views of Lake Iznajar and is a convenient, short drive to the village of Rute and only 9km from the A45 motorway to Malaga. The property has been fully refurbished to a very high standard.

The accommodation is comprises of the main house and two separate apartments as follows:

Main house: Entrance into TV room/ snug, large and spacious living room with fireplace and large dining area, spaci... (Ask for More Details!)





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The accommodation is comprises of the main house and two separate apartments as follows:

Main house: Entrance into TV room/ snug, large and spacious living room with fireplace and large dining area, spacious and light fully equipped kitchen with a large pantry and utility room, currently utilised for extra fridges and freezers for the house. There are two double bedrooms and one bathroom with shower on this level.

Upstairs: A long landing provides access to five spacious double bedrooms and three bathrooms, two of which are en suite. There is an office and massage room which could easily be utilised as a further bedroom.

Apartment 1: Living room, equipped kitchen, three bedrooms and two bathrooms, one ensuite. Two bedrooms and one bathroom can be separated to provide additional privacy or varied usage of this apartment.

Apartment 2: Large living room with equipped kitchen and access to the balcony terrace. Double bedroom and bathroom.

All of the apartment accommodation is in excellent condition and benefits from new fixtures and fittings, air conditioning and electrics and plumbing.

Exterior: Automatic entrance gate, private enclosed parking for several vehicles, many lovely shaded areas to sit, all with stunning views of the lake, hills and mountains, a large brick built pergola, has a fitted BBQ and large tables constructed for al fresco dining.

The Pool is surrounded by stone terraces, walls and ironwork, with changing rooms, toilets and a gym. There is a well equipped workshop and ample storage.

There is a large traditional walled patio to the rear of the property, with grapevines grown for shade above. There is a built-in BBQ and wash basins plumbed in for al fresco dining. A very versatile space. A water purification system has recently been installed and the lounge/dining room updated.

The whole property benefits from being in excellent condition, lovingly cared for and maintained, with the home comforts of oil fired central heating and air conditioning that make any house a home.

Finca - Cortijo, Rute, .

12 Bedrooms, 8 Bathrooms, Built 366 m², Garden/Plot 5353 m².

Setting : Country, Close To Town, Close To Schools, Close To Forest.

Orientation : South East.

Condition : Excellent.

Pool : Private.

Climate Control : Air Conditioning, Hot A/C, Cold A/C, Fireplace.

Views : Mountain, Country, Panoramic, Garden, Courtyard, Lake.

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Features : Fitted Wardrobes, Private Terrace, Satellite TV, ADSL / WIFI, Guest Apartment, Guest House,