

## 5 Bedroom Townhouse for Sale in Huercal-Overa

94,950€



NEW & EXCLUSIVE LISTING TO VOSS HOMES - This may look like a normal village house from the front but has a garage & many separate animal buildings totalling a massive 625m<sup>2</sup> on a plot of 1,685m<sup>2</sup> so is ideal to convert into a B&B / Guest House / Self Accommodation Business. Located just 1 minute drive to the A7 motorway and only 3 mins drive to Urcal village with 2 cafe / bars, medical centre & school.

8 minutes drive to the thriving market town of Huercal-Overa with award winning hospital, numerous shops, restaurants, parks, theatre, cinema, twice weekly markets (Mon & Thurs mornings). 35 mins drive to the safe, sandy beaches at San Juan de Los Terreros. 40 mins drive to the coast at Vera, Garrucha and Mojucar.

PLEASE LOOK AT THE PHOTOS TO SEE THE CURRENT CONDITION OF THE PROPERTY BEFORE ENQUIRING AS THERE IS A LOT OF WORK TO BE DONE BUT IT WILL BE WORTH IT AS THERE IS SO MUCH POTENTIAL IN THIS PROPERTY.

We can suggest local reputable solicitors, architects and builders for you to consider.

Casa Trinidad has front and rear access and is on the edge of Las Labores village with approx 30 properties. At the front of the property is the main house with tarmac road access which potentially could be made into a 3 / 4 bedroom, 2 bathroom main house.

Within this section are 3 rooms downstairs and a large garage. An internal staircase leads to the second floor with a further 2 large rooms, which could be divided to make additional rooms. A second integral staircase leads to the roof terraces where where you can enjoy the breath taking views of the countryside

- 5 Bedrooms
- 625m<sup>2</sup> Build size
- 1,685m<sup>2</sup> Plot size