

## 4 Cuarto Casa de Campo en venta en Capileira, Granada

410.000€



Part of our exclusive collection,

Nestled in the heart of Capileira, just a five-minute walk from the village center, awaits the enchanting Cortijo Amanecer, an oasis of tranquility and comfort.






This charming stone Country house has been divided into two spacious apartments, each designed to offer a unique experience. The ground-floor apartment, with its bedroom and private bathroom, invites you to relax by the private pool, while the first-floor apartment, boasting three bedrooms and ample terraces, is perfect for families or groups of friends.

Both apartments have been exquisitely decorated, blending traditional charm with modern comforts. Enjoy spacious living areas, fully equipped kitchens, and a décor that will make you feel right at home.

The farmhouse is set within a 1,600 m<sup>2</sup> plot that invites you to unwind. The swimming pool, perfect for cooling off on hot days, awaits you at the front, along with a parking area. At the rear, a lush 1,000 m<sup>2</sup> garden filled with fruit trees, irrigated by a traditional irrigation channel, offers an ideal space to enjoy nature.

With its Rural Tourism license and high demand throughout the year, Cortijo Amanecer is a sound investment. Imagine waking up each morning to the most spectacular views of the Sierra Nevada, while enjoying a thriving and rewarding business.

We do not charge a buyer's fee, which means you can save up to 5% of the purchase price on your buying costs. Call

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|---|--|---|
|  Ver recorrido en video                   |  4 dormitorios                            |  4 baños |
|  170m <sup>2</sup> Tamaño de construcción |  1.599m <sup>2</sup> Tamaño de la parcela | <input checked="" type="checkbox"/> Piscina   |
| <input checked="" type="checkbox"/> Outside Space - Back Garden   | <input checked="" type="checkbox"/> Outside Space - Garden   | <input checked="" type="checkbox"/> Outside Space - Terrace                                   |
| <input checked="" type="checkbox"/> Heating - Air Conditioning  | <input checked="" type="checkbox"/> Heating - Wood Burner  | <input checked="" type="checkbox"/> Parking - Covered / Carport                               |
| <input checked="" type="checkbox"/> Electricity Supply - Mains Supply   | <input checked="" type="checkbox"/> Sewerage Supply - Septic Tank  | <input checked="" type="checkbox"/> Water Supply - Mains Supply                               |
| <input checked="" type="checkbox"/> Has Fireplace   | <input checked="" type="checkbox"/> Has Swimming Pool  | <input checked="" type="checkbox"/> Chain Free  |