

## 6 soverom Villa til salgs i Iznajar, Córdoba

845.000€



THE HOUSE ON THE LAKE. The property is accessed via a very wide, very safe track which is currently being fully refurbished, the track is approximately 3 miles in either direction from the property. The track meanders beautifully around the edge of the Lake Iznajar. If you love PRIVACY and COMPLETE SECLUSION this property offers that in abundance. Direct access to the lakes edge. The property sits on its own private plot of 27,500 sqm. The build size of the house itself is 650sqm which incorporates the following:- INTERNALLY:- 6 Bedrooms, 4 Bathrooms. 1 Shower Room,

1 Separate W.C. Very large Lounge/Dining Room/Kitchen. 4 Terraces PLUS 1 very large Roof Terrace with 360 degrees views. UPVC Double Glazed Tilt and Turn French doors & Windows throughout. UPVC Double Glazed sliding patio doors. Fully fitted LED lights throughout. Underfloor Heating.

All living areas including bedrooms are fitted with oak effect laminate flooring, all other areas of the Villa are tiled. Fire Doors throughout. 2 Aircon Inverter Units (for hot and cold) 1 upstairs and 1 downstairs. Garage/Workshop/Man cave/Basement offering internal parking for up to 8 cars.

EXTERNALLY:- Swimming pool / sun lounge areas, Private gardens. Further off road parking to the front. Solar Panel tracking system. 2nd Solar Panel array to garden area. Wind Turbine. ENTRANCE to front through wrought iron gates to enclosed porch to:- Wide Double Opening UPVC Double Glazed Doors to:- HALLWAY. W.C. sink with mixer tap, extractor fan. DOOR TO BEDROOMS 4 & 5 with a shared bathroom/sink & w.c. and a window to the front (this section of the house offers itself perfectly as a teenager / granny annexe using one bedroom as a lounge while still feeling part of the main home) one of the bedrooms has a window to the front, with ample mirrored wardrobes. Juliette balconies to the rear of both bedrooms with views to the lake. BEDROOM 6 / Large Office, Good size room With both front & side windows. (no en-suite) OPEN PLAN LOUNGE/DINING ROOM/KITCHEN (13.5m X 6.7m wide) Lounge area.... wi/fi etc. multiple sockets, Large patio doors to rear covered terrace with lake views. Dining Room Area, wall mounted air con unit between the lounge and the dining room area. Large room with patio doors also leading to the rear covered

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|--|---|--|
| 6 soverom  | 4 bad   | 622m <sup>2</sup> Bygg størrelse                       |
| 26.116m <sup>2</sup> Tomtestørrelse                          | <input checked="" type="checkbox"/> Svømmebasseng         | <input checked="" type="checkbox"/> Air Conditioning   |
| <input checked="" type="checkbox"/> Central Heating          | <input checked="" type="checkbox"/> Charming Property     | <input checked="" type="checkbox"/> Close to Amenities |
| <input checked="" type="checkbox"/> Detached                 | <input checked="" type="checkbox"/> Double Glazing        | <input checked="" type="checkbox"/> Fitted Kitchen     |
| <input checked="" type="checkbox"/> Fruit Trees              | <input checked="" type="checkbox"/> Good Rental Potential | <input checked="" type="checkbox"/> Ideal Family Home  |
| <input checked="" type="checkbox"/> Ideal for Country Lovers | <input checked="" type="checkbox"/> Immaculate Condition  | <input checked="" type="checkbox"/> Internet           |
| <input checked="" type="checkbox"/> Investment Property      | <input checked="" type="checkbox"/> Lounge Diner          | <input checked="" type="checkbox"/> Off Road Parking   |
| <input checked="" type="checkbox"/> On Street Parking        | <input checked="" type="checkbox"/> Parking Space         | <input checked="" type="checkbox"/> Part Furnished     |



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