

## 2 bedroom Villa for sale in Partalaoa, Almería

149,995€



Exclusively presented by Almeria Homes! This charming detached villa in the Partalaoa area offers a fantastic opportunity for those seeking a tranquil lifestyle in the heart of Almeria's beautiful countryside. Priced to sell, this two-bedroom property sits on a generous plot of approx. 2,646 m<sup>2</sup>, providing ample space for various outdoor projects and activities.


The villa itself boasts a comfortable floor area of approx. 114m<sup>2</sup> plus a 29m<sup>2</sup> garage. The sliding gate at the entrance opens into a spacious driveway, which can easily accommodate several cars and a motorhome. At the front, the villa features a welcoming garden area complemented by a convenient utility room located beside the villa.


The rear of the villa presents a large, flat area, perfect for creating a beautiful garden or installing an above ground pool. The views from this part of the property are truly stunning, offering a blank canvas for someone with a vision for landscaping. Additionally, a detached 29 m<sup>2</sup> garage provides parking and storage space.

The plot is predominantly fenced and gated, with approximately 1,200 m<sup>2</sup> fully enclosed. The remaining 1,400 m<sup>2</sup> extends past the gates and drops down into the valley, adding to the villa's expansive feel. A tiled terrace at the rear offers plenty of space for seating, sunbathing, and enjoying the breathtaking views.

Inside, the villa features a spacious and bright lounge with a feature fireplace housing a pellet burner, hot and cold air conditioning, and a ceiling fan. The very large kitchen is filled with natural light and equipped with modern units, marble-effect worktops, a ceiling fan, and space for a table and chairs. A door from the kitchen leads out to the garden.

 2 bedrooms

 1 bathroom

 143m<sup>2</sup> Build size

 2,646m<sup>2</sup> Plot size



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