

## 3 bedroom Villa for sale in Albánchez, Almería

174,995€







Exclusively presented by Almeria Homes is this lovely three-bedroom villa, set in an elevated position overlooking the charming town of Albánchez, offering a unique combination of privacy and breathtaking views of the surrounding mountains. The villa sits on a large, fully fenced plot and is perfect for those seeking peace and seclusion while remaining close to local amenities.

Just a 10-minute walk or 2-3 minute drive (800m) from Albánchez, the property is conveniently located for everyday needs. The town provides essential services, including a 24-hour medical centre, municipal pool, pharmacy, a small supermarket, and several bars and restaurants. For a wider range of amenities, Cantoria is only a 13-minute drive (11.9km), and the larger town of Albox is within a 23-minute drive (18.6km), both of which offer large supermarkets and various other services.

On arrival you'll find a partly concrete paved driveway with double gates on the right opening into a large, fully walled, and private paved area. This space can be used for parking or converted into a relaxing outdoor seating area. The area also includes a fly-free enclosure, perfect for dining or lounging while enjoying the impressive panoramic views. The driveway continues round the front of the villa to a parking area with a charming feature turning circle, providing ample parking and easy access. Along the driveway, there are thoughtfully designed garden areas planted with fruit trees, mature trees and native plants. The driveway is fully fenced and gated.

At the rear of the villa, you'll find a practical storage area with a shed, backup water deposit, and water butts for rain collection. There is also a well-equipped utility room, complete with shelving, cupboards, a worktop, sink, washing machine, and a water softener that filters the water going to the property.

 View Video Tour  
 134m<sup>2</sup> Build size

 3 bedrooms  
 1,092m<sup>2</sup> Plot size

 2 bathrooms