

## 8 bedroom Townhouse for sale in Rute, Córdoba

69,000€



Nestled in the heart of the vibrant town of Rute, in the picturesque Cordoba province of Andalusia, this spacious townhouse offers an exceptional opportunity. Boasting eight bedrooms and two bathrooms, the property is ideally situated on a wide, welcoming street that gracefully leads to the town's cherished park.













Enjoy the convenience of ample on-street parking directly in front of the residence, with a safe and accessible pavement leading to the tiled entrance hallway. To the right, discover a convenient ground-floor bedroom. The hallway opens into a combined lounge and dining area, seamlessly connected to a well-proportioned kitchen. Adjacent to the kitchen is a versatile utility room, equipped with fitted cupboards and countertops, perfect for storage or additional workspace.

From the lounge, step directly into a charming tiled internal patio, featuring a shower room, an additional bedroom, and two substantial storage rooms incorporating a practical laundry area. Steps ascend from the patio to a delightful covered terrace, ideal for relaxation.

Ascending the staircase from the main hallway, you'll reach the first floor landing. To the left, a generously sized bedroom awaits, complete with a Juliet balcony offering captivating views of the town park, sports facilities, and entertainment plaza. The first floor also comprises a fully tiled shower room and three comfortable double bedrooms to the right.

Continuing to the second level, you'll find two further double bedrooms and access to a large, private roof terrace. This elevated space provides panoramic vistas of the park and surrounding area, perfect for enjoying the Andalusian sunshine.

Offered partially furnished, this substantial eight-bedroom townhouse, positioned on the edge of Rute's beautiful town park, presents a fantastic opportunity for immediate occupancy with potential for personalized modernization. It is a fantastic home to experience the authentic Spanish lifestyle.

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|  View Video Tour              |  8 bedrooms                 |  2 bathrooms |
|  193m <sup>2</sup> Build size |  88m <sup>2</sup> Plot size |  Balcony     |
|  Terrace                      |  Equipped kitchen           |  Pantry      |
|  Laundry room                 |  Storage room               |  Patio       |