

Reference: **861-3191**
 Property type: Rural property
 Sale/rent: For sale
 Price: **695.000 €**
 Condition: Good condition



Town: Vélez-Blanco
 Province: Almería
 Postal code: 4830
 Zone: Velez-Blanco

ESCALA DE LA CALIFICACIÓN ENERGÉTICA	Consumo de energía kWh/m ² año	Emisiones kgCO ₂ /m ² año
A más eficiente		
B		
C		
D		
E		
F		
G menos eficiente		

In process

Sqm built: 1052 **Plot sq.meters:** 100000 **Hot water:** centralized
Bedrooms: 8 **Bathrooms:** 7 **Antiquity:** 1900

Description:

VELEZ-BLANCO, ALMERIA, ANDALUSIA, SPAIN.

8 bedrooms, 7 bathrooms, fully fitted kitchen restored Cortijo with fountains, beautiful Andalusian patio, solar water heater, oil powered central heating, bar, private swimming pool with bar area and BEAUTIFUL views, lounge area, office, laundry room and 2 garages in Velez-Blanco.

For Sale a 400 year old fully sympathetically restored Andalucian Cortijo nestled on the edge of the Sierra Maria National park in the unique and beautiful valley of Velez Blanco in the Province of Almeria in Andalucia, Southern Spain.

The property is comprised of 2 separate dwellings, one being the main residence for a family, with 4 bedrooms and 4 bathrooms and the other dwelling being of 3 bedrooms and 3 bathrooms, which is ideally suited for potential income and the property is registered as A Rural Tourist property with current associated Licence.

The Cortijo is situated on land of approximately 10 hectares. It has a swimming pool with lounge area, a 4 car garage, 4 car car port, an animal enclosure and shelter with feed store house and an agricultural storage yard with cover for tractors etc.

The house is surrounded by a beautifully semi rural landscaped garden and has spectacular and breathtaking views of the Blanco Valley, Whitewashed traditional Velez Blanco Town and the magnificent Moorish Castle of Velez Blanco.

The current owners have set up the property for holiday rentals in the 3 bed adjoining cortijo and also organised retreat weeks for itineraries such as Meditation, Yoga, painting, bird watching and walking. The property has the potential for many creative income ventures, such as a Bodega/Distillery - there is a clause in the existing Escritura listing a now derelict building as a former Distillery - Alpaca Trekking, Off Road 4x4 tours/adventures, Lavender/Herb farming, Goat/domestic animal farming, Rural Bed and Breakfast, rural camping/glamping to name but a few.

The House has electricity, town water and internet connection.

Agricultural water is currently available and supplied by the local consortium. There is a 9000 ltr water storage tank under the front terrace.

Velez-Blanco is a picturesque town with an urban structure inherited from Arabic times. It is situated to the north of the province of Almeria and it is characterized by its continental Mediterranean climate, its rural mountains of calcareous and dolomitic material and its forests of pines and holm oaks. It is also known for the archeological wealth of its remains and caves which are important examples of Neolithic remains declared National Monuments and where there is the painting that has been converted into the symbol of Almería: el Indalo (a man with his arms held out to his sides).

Velez-Blanco is located in the Park Siera Maria-Los Velez which is a protected area, replete with pines, holm oaks and excellent walking paths. There are all kind of services, shops, banks, schools in there.

We are First Choice Almeria and we are more than happy to assist you in the office which is located on the Ground Floor of the Parque Comercial in Mojacar Beach. Do not hesitate to contact us.
