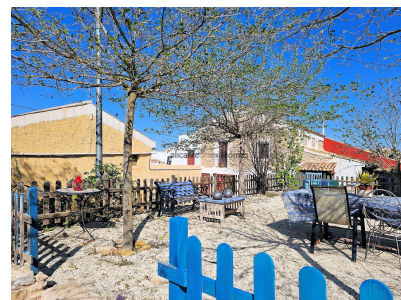


# Beautiful country house with B&B - Casa Rural permit in Canada del Trigo!

Ref: IZ-171

Price  
429,500€



**Property type :** Country house

**Location :** Canada del Trigo

**Area :** Murcia

**Bedrooms :** 12

**Bathrooms :** 6

**Swimming pool :** Private

**Garden :** Private

**Orientation :** East

**Views :** Countryside views

**Parking :** Driveway

**House area :** 980 m<sup>2</sup>

**Plot area :** 2084 m<sup>2</sup>

✓ Mains Electric

✓ Mains Water

✓ Walking Distance - Restaurant / Bar

✓ Annexe / Guest House

✓ Barbecue

This beautiful country house from 1900 exudes a wonderful characteristic atmosphere. Think of the fireplaces and presses as they used to be used to prepare olive oil and wine.

With no less than 700 m<sup>2</sup> of restored built-up area, the object offers many possibilities. Of course, the house can be occupied by a (large) family that likes to offer privacy to its guests. But because the country house consists of two parts, it is also an ideal opportunity for two families to live - and there is still plenty of room to receive guests. That's not all; there is a permit for a casa rural and b&b and it is currently used as group accommodation. The country house can be rented out entirely, but can also be used, as is currently the case, for private residence and (group) rental.

On the ground floor there is a large living room with 5 bedrooms and 3 bathrooms. There is a huge kitchen that borders a large interior terrace where it is wonderful to dine for a long time; in the sun or in the shade of the vines. The ground floor has a particularly attractive dining room with many authentic details. This also includes the very spacious sitting/entertainment room, where the old presses can still be seen and where you can play billiards with family or friends, watch TV or sit by the fireplace. The latter space can also be entered via a separate entrance and subsequently has a large storage space that is also accessible from the rear of the building.

Finally, a separate entrance provides access to a huge room with sound system that can be used for yoga classes, workshops or other meetings.

The floor can be reached via the living room. The spacious hall provides access to another 2 bedrooms, a bathroom and 2 bedrooms with private bathrooms.

The current owners live in a separate part (which can be involved in the other part), accessible via a private outside door with stairs to another enormous space, the living room. The living room consists of a sitting and separate dining area and a kitchen. From this room you reach the spacious roof terrace with complete privacy.

From a hall on the other side of the living room you can reach a second roof terrace, as well as a bedroom and a large room that can easily be converted into 2 bedrooms. Directly adjacent to this room is a modern bathroom and another bedroom.

There is another almost 300 m<sup>2</sup> built, but still needs to be renovated and is currently only used for storage.

In the outdoor part of the total plot of 2,084 m<sup>2</sup> there is a terrace where various seating areas have now been created and there is an outdoor kitchen with fireplace, cozy bar and toilet. Adjacent, a large BBQ has been created and a covered seating area offers space for outdoor dining by the swimming pool (7x4 meters). There are various options around the swimming pool to enjoy Spanish life in the sun or shade.

The house is located inland and within walking distance is the village of Canada del Trigo, with a few nice restaurants. For example, within a few minutes you can drive to the increasingly popular Pinoso. Larger cities such as Alicante and Murcia (both with airports) and the beaches are a 50-minute drive away.

The house has electricity and mains water and there is a deposit for no less than 50,000 liters of water. The ground floor is heated by underfloor oil-fired central heating and the upper floor by gas central heating radiators.

This attractive country house cannot be described but must be 'experienced'