

Reference: **52036**

Property type: Chalet

Sale/rent: For sale

Price: **57.000 €**

Condition: Good condition



Town: Caudete

Province: Albacete

Postal code: 02660

Zone: Batan



**Sqm built:** 46

**Living area:** 40

**Plot sq.meters:** 3119

**Orientation:** south

**Bathrooms:** 1

**Antiquity:** 2002

## Description:

This is a great opportunity to purchase a small property that is nestled in the foothills of the Sierra Oliva offering amazing views over Caudete and the mountain ranges. It is located just a short 15 minute drive from this typical inland Spanish market town.

The plot size is 3,139 sqm and is planted as a productive olive grove with the trees being irrigated. From wherever you are on the land, there are incredible views.

The small country property has a build size of little under 50 sqm and this will require completion. It is currently set up as a large open plan kitchen-lounge-diner with valuted ceiling and a bathroom. The owner has already put in the footings to allow the purchasers to create two bedrooms and a separate kitchen, or 3rd bedroom if preferred.

There is mains water (drinking) but you would need to install a solar system for your means of power.

This really is a perfect opportunity for somebody to create their perfect home whilst being able to live on site.

Caudete is a traditional tranquil Spanish market town located in inland Spain. Whilst the pace of life is slow, there is everything you need in the town for day to day living, including shops, banks, bars, restaurants, post office, supermarkets, dentists and 24 hour medical centre. There are also indoor and outdoor swimming pools with sports centres with a variety of activities and classes on offer. On Friday mornings the town comes alive with a street market selling everything from vegetables, plants, kitchen-ware, snails, clothes and even the odd stall selling furniture. After buying all you need, there is nothing nicer than sitting down at one of the many bars to have a drink and a few tapas.

The main source of industry is agriculture and there is an abundance of olive and almond trees along with grapevines, all taken to the two bodegas in the town for processing. On the days you want to go further afield, the town has a fantastic motorway infrastructure providing ease to drive to Alicante, Valencia, Murcia and Albacete, Alicante airport and beach are just 45 minutes drive, Valencia airport and beaches are just 75 minutes drive. Alternatively you can drive to the neighbouring town of Villena which has two train stations, including the high speed train allowing you to get to Madrid in just over 2 hours.

---