

Reference: **52034**

Property type: Chalet

Sale/rent: For sale

Price: **74.950 €**

Condition: Good condition



Town: Caudete

Province: Albacete

Postal code: 02660

Zone: Carretera de Villena



|                                    |                         |                             |
|------------------------------------|-------------------------|-----------------------------|
| <b>Sqm built:</b> 158              | <b>Living area:</b> 140 | <b>Plot sq.meters:</b> 8367 |
| <b>Heating energy:</b> Placa Solar | <b>Bedrooms:</b> 4      | <b>Bathrooms:</b> 1         |
| <b>Antiquity:</b> 1975             |                         |                             |

---

**Description:**

This is a great opportunity to purchase a lovely property here in a quiet area of Caudete with great far-reaching views, no neighbours but not isolated. The house is ripe for renovation but would offer a wonderful home once completed and sits on a great size plot.

Nestled between Caudete and Villena this spacious country home comprises on the ground floor, a good size kitchen-diner, a separate lounge-diner with open fireplace, double bedroom and family bathroom. On the first floor there are 3 further bedrooms.

There is a garage attached to the property so if required, it could provide additional living space for the family home. Also within the grounds is a swimming pool, like the house, this does require some reformation but will be wonderful once completed. Additionally there is a car port, BBQ area and also a further structure that would make a great outdoor kitchen.

The 8,367sqm (just over 2 acres) plot of land is fully fenced and there are numerous olive trees planted. The garden is currently over-run and would benefit from some work, however, once done the pool and surrounding area would be perfect set within a beautiful Mediterranean style garden. There is so much space, it would be possible to create an area in which to grow your own fruit and vegetables and even have chickens if you wanted to.

There is mains water connected and whilst there is a solar system installed, it is very basic and we cannot guarantee the viability of this. We would suggest a new system is installed.

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.

---