



119.995 €

Referentie: RS16453 Slaapkamers: 3 Badkamers: 1 Plotgrootte: 320m<sup>2</sup> Perceelgrootte: 180m<sup>2</sup>





## Alto Guadalentín, Lorca

**\*Reduced\*** Just a 10 minute drive from Lorca centre, we offer this charming country finca with 3 double bedrooms & 1 bathroom in the small village of Torrealvilla. The property has a log burner, overground pool, lovely private garden opposite the property, shed and wonderful views. Being sold part furnished and with all white goods. **\*Absolute bargain\*** The property is terraced and situated in a quiet cul-de-sac with a generous living space of 180 sqm and added with the land, 320 sqm in total. From the front door, this leads into the cosy lounge with a wood burner. There is a study to the right of the lounge and off the left is the spacious fitted kitchen with white upper and lower units, gas hob and all electrical domestic appliances, plus a dining table & chairs.. From the kitchen, there is a pantry and small narrow stairway that lead upstairs but this is not the only access point to the upper level. The large, extended family bathroom is on the ground level and has a shower, bath, hand basin and W/C. By the bathroom are the stairs where you have three double bedrooms, and the master bedroom has a large walk-in wardrobe/room which could double up as a further bedroom if needed. Potentially the study could be a further bedroom if required. Outside, there is a small stone garage, large shed within the private garden, overground dipping pool, seating area, an old chicken shed and lovely views to the mountains and countryside. It has many plants and shrubs, a proper little oasis to enjoy. The IBI (council tax) is just 60 € per annum and the property is southeast facing. If countryside and village living is for you, this is a perfect property for you! Lorca is on the bottom southwest corner of the Region of Murcia, in southern Spain and borders with Almería. Within the Region of Murcia, it has the municipalities of Caravaca de la Cruz and Cehegin to the North, Mula, Aledo, Totana and Mazarrón lying to the east, Aguilas to the south and Pulpi, Puerto Lumbreras, Huercal-Overa, Velez Rubio and Velez Blanco on its eastern flank. The main connection to Murcia is via the A-7 and the city of Lorca is 65km from the new international airport of Murcia. The rich and extensive history of Lorca has left a legacy of archaeological sites, and historic buildings, around which the modern City has built its tourism industry. Amongst these are Lorca castle which dates to the Bronze age and Plaza de Espana, Colegiata de San Patricio, Museo de Arqueologico Municipal, Iglesia de San Francisco, Palacio de Guevara and Iglesia de San Mateo to name a few. Close by is Totana, a well connected municipality in the south-west of the Region of Murcia, 45km from the main capital City of Murcia and covering an area of 287.67 Km<sup>2</sup> with around 30,000 inhabitants. Nestled at the foot of the Sierra Espuna, it includes flat agricultural plains and mountainous pine clad forests within its borders, creating a variety of natural resources which all contribute to the local economy, and falls within the area known as the Comarca del Bajo Guadalentín. Totana has an important ceramic tradition, with Alfareros, or potters around the town, and has a strong agricultural base, an established livestock production industry, extensive vineyards producing table grapes and a good deal of salad and vegetable cultivation. Totana is in the south-west area of Murcia, 40 minutes from the capital City of Murcia and just 30 minutes from the new international airport at Corvera which opened in January 2019, and about 70 minutes from Alicante airport. It is 30km from the coast and the beaches of Mazarrón and Bolnuevo. At the foot of the Sierra Espuna, it is in the heart of the Guadalentín valley, and well connected, both by road and rail.