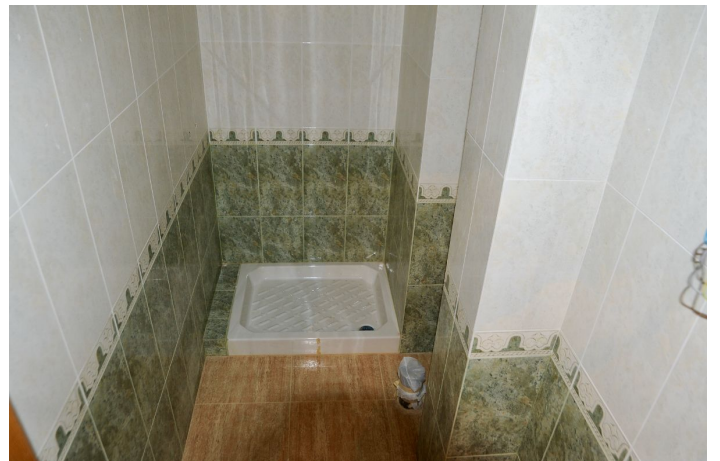




## Apartment for sale in Vélez-Rubio, Vélez-Rubio

89 000 €

Référence: RS17696    Chambres: 3    Bain: 4    Construite: 109m<sup>2</sup>    Terrasse: 40m<sup>2</sup>





## Inland Almeria, Vélez-Rubio

Stunning Flat with Panoramic Terrace in the Heart of Vélez RubioTucked into the vibrant centre of Vélez Rubio, a lively Andalusian village framed by the breathtaking Sierra MaríaLos Vélez Natural Park, lies this beautifully constructed, second-floor flat. With a generous 109 m<sup>2</sup> of interior space and a 40 m<sup>2</sup> terrace, this property offers the perfect blend of modern living, rustic charm, and mountain viewsright in the middle of town.A Thoughtfully Designed HomeAs you approach the building, a charming staircase sets the tonehinting at the tasteful, quality construction that awaits inside. Upon entering the flat, you're welcomed by a central hallway that elegantly connects each space, creating a natural and functional flow throughout the home.Bathrooms Kitchen Ready for Your Personal TouchImmediately to your right is the main bathroom, designed in soothing neutral tones. It's pre-installed with plumbing and ready for your choice of washbasin, toilet, and bidetoffering the freedom to complete it to your taste.Next door is the spacious kitchen area, with a feature wall clad in clean white tiles and full plumbing and electrical connections ready for your dream kitchen. A large window and glass door flood the space with natural light, leading directly to the expansive terrace outside. Like the rest of the flat, the kitchen features aluminium-framed windows with double glazing and integrated shuttersperfect for keeping out the summer heat while maintaining privacy and insulation.The Terrace Your Private Outdoor SanctuaryStep out onto the impressive 40 m<sup>2</sup> terrace, and you'll instantly be struck by the open views over the rooftops of Vélez Rubio and the surrounding mountains. Whether you're enjoying breakfast in the sun, a quiet evening under the stars, or simply reading a book with a coffee, this outdoor haven is a standout featureoffering the rare feeling of seclusion and nature in the centre of town.Living Areas Bedrooms Bright, Spacious, and InvitingBack inside, adjacent to the kitchen is the first bedroom, ideal as a guest room or home office. From here, we move into the large living room, a welcoming space finished with stylish slatted flooring that brings warmth and a modern touch. The living room also has direct access to the terrace, blending indoor and outdoor living seamlessly.The flat includes a second bathroom (with bathtub, also pre-installed and ready for final fittings), and three more spacious bedrooms. Each bedroom is filled with natural light and features sloping ceilings, which add architectural interest and create a warm, cosy ambienceperfect for rest and relaxation.Key Features at a Glance109 m<sup>2</sup> built area40 m<sup>2</sup> private terrace with panoramic village and mountain views34 bedrooms (flexible layout)2 bathrooms (pre-installed fittings needed)Bright, separate kitchen ready for installationModern aluminium windows, double glazing, and shuttersSlatted flooring in living areasSecond-floor location (walk-up)South-facing terrace for optimal sunlightLocated in the heart of Vélez Rubio, with shops, cafés, schools, and transport nearbyThis flat offers a rare combination of spacious indoor living, a vast outdoor terrace, and village-centre convenienceall set against a stunning mountain backdrop. Whether you're looking for a permanent residence, a holiday retreat, or a smart investment, this home is a true gem waiting to be finished to your personal taste.



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## Spécification:

terrace

Nuevo

terrace size: 40

water heating