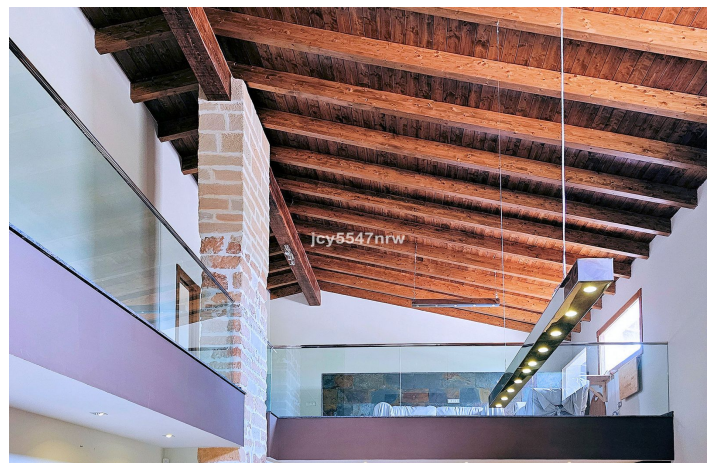




## Finca - Rural Estate for sale in Yecla, Yecla

549 500 €

Référence: R4987600 Chambres: 4 Bain: 6 Terrain: 2 965m<sup>2</sup> Construite: 478m<sup>2</sup>







## Altiplano, Yecla

Beautiful old bodega converted into a unique estate with the possibility for a B&B or Casa Rural. This vast property of 478 m2 sits on a plot of just under 3000 m2. It is located 15 minutes from the desirable town of Pinoso and 5 minutes from all the excellent amenities in the town of Yecla, including a wide range of restaurants, supermarkets, a local market, schools, and a local hospital. It was once an old bodega (winery) and has been fully renovated to an exceptionally high standard. On the ground floor, the property features a spacious entrance hall and a stunning large open-plan living/dining room with vaulted beam ceilings. The high-quality kitchen/breakfast room is fully equipped with granite worktops, a freestanding wood-fired Aga, and a separate utility room with wine storage. The heating and hot water system are located in the boiler room. Also on the ground floor is a large double bedroom with an en-suite bathroom and built-in wardrobes, French doors leading to the garden, and a large wardrobe closet. The enormous space next to the living room is accessible either through the main house or via a separate entrance and is perfect for entertaining. It has a large open fireplace, ideal for making family paellas, a wood-fired pizza oven, and a bar area. This space is also fitted with air-conditioning units. From here, there is access to the pergola, perfect for outdoor dining. From the living room, a marble staircase leads to the first floor with an open gallery mezzanine. There is another seating area and workspace, three double bedrooms, all with en-suite bathrooms and built-in wardrobes. The highly private garden is enclosed with electric gates. The summer kitchen, with a large open fireplace/BBQ, is a fantastic space for outdoor cooking. The garden is fully automated for irrigation and is planted with mature trees. There is a lawn, a fruit orchard, and a pressed concrete terrace. The pool area is fenced, and there is a large free-form swimming pool surrounded by high-quality artificial grass and shaded areas from the beautiful palm trees. The pool house has changing rooms, a toilet, and a shower, with a separate room housing all the pool equipment. There is also a garage and a separate storage room that could be converted into a guest house. The property is in excellent condition throughout and is equipped with mains water, electricity, underfloor heating powered by biomass fuel, a modern high-quality biomass stove in the living/dining room, tilt-and-turn windows with double glazing, and a Verisure alarm system. The property has very good access via a paved road. Alicante Airport and the beaches are an hour's drive away. The property is located in the Yecla wine region (DO) and close to the wine regions of Jumilla and Alicante, offering an excellent selection of bodegas to visit, many with highly regarded restaurants. Thanks to the new highways, it is 1 hour and 15 minutes to Murcia, the capital of the region, and a similar drive to the city of Valencia. The house is also just 15 minutes from the high-speed train station in Villena. This is a beautiful property and would make a fantastic home or bed & breakfast. The property is classified as urban, so obtaining permits should be relatively easy. The municipality has confirmed that a permit for a B&B is possible with some minor adjustments. These choices can be determined by the new owner, and the application can then be submitted. In total, 4 to 5 rooms could be made available for rent. Make an appointment today.



## Spécification:

### Caractéristiques

Terrasse couverte

Près du transport

Terrasse privée

Barbecue

### Condition

Bien

### Parking

Private

### Vues

Montagne

Pays

### Piscine

Private

### Services publics

Électricité

### Paramètre

Proche des magasins

Pays

### Jardin

Private

Aménagé

### Catégorie

Revente