



Detached Villa for sale in C mpeta, C mpeta

749.950  

Referentie: R5024623 Slaapkamers: 6 Badkamers: 6 Plotgrootte: 1.516m² Perceelgrootte: 369m² Terras: 50m²





Axarquía, Cádiz

Charming Dual-Villa Estate with Proven Rental Income & Breathtaking Views in Cádiz

These unique, detached villas are located on the edge of the picturesque village of Cádiz, offering breathtaking views over the village, the mountains, and the sea. The properties are south-facing and surrounded by lush Mediterranean gardens filled with a variety of plants and trees, creating a peaceful oasis with total privacy. A large private swimming pool forms the heart of the outdoor space, surrounded by sun terraces, shaded seating areas, and an upper-level barbecue area ideal for al fresco dining with panoramic views.

Situated just a 5-minute walk from the lively center of Cádiz—with its charming restaurants, bars, and shops—and only 25 minutes by car from the coast, the location strikes a perfect balance between serenity and accessibility. Málaga and its international airport are within an hour's drive, making this an ideal location for both permanent residence and tourism.

The estate consists of two fully detached villas, each with its own character and charm. The main villa features rustic elements such as wooden ceiling beams and large windows that flood the spacious living room with natural light. The upper floor includes a dining area connected to a well-equipped kitchen and two comfortable bedrooms, each with its own en suite bathroom. One of the bedrooms has direct access to the garden, and a covered terrace leads from the dining area, offering a beautiful view of the pool and surrounding greenery.

The smaller villa is equally inviting, with a bright, circular living room that opens out to a generous covered terrace through wide glass patio doors. This villa offers two en suite bedrooms, a guest toilet, a fully equipped kitchen, and a rooftop terrace with solar panels that provide both renewable energy and hot water. The villa also benefits from under floor heating and air conditioning throughout, ensuring comfort all year round.

The layout of the property allows for complete flexibility. It has been run successfully as a Bed & Breakfast for many years and could continue as a hospitality business with a proven track record and high rental demand. The current configuration includes four independent guest rooms—some with direct access to the garden and others from upper terraces—and a self-contained apartment with its own kitchen, spacious living room, and air-conditioned bedrooms with en-suite bathrooms. There is also the possibility to expand the number of rental units to further increase income potential.

Access to the property is via a paved road, and there is a carport equipped for electric vehicles. The grounds include several tranquil corners surrounded by greenery and a separate utility area with laundry facilities and storage space.

This exceptional property offers the opportunity to live in comfort while running a successful tourism business or simply enjoy the luxury of space, privacy, and nature in one of Andalusia's most sought-after villages.



Kenmerken:

Extra's

Overdekt terras
Privé Terras
Satelliet TV
Berging
Ensuite badkamer
Marmeren vloeren
Inbouwkasten
WiFi
Gasten appartement
Gastenverblijf
Bijkeuken
Barbecue
Optische vezel

Uitzicht

Zeezicht
Mountain Bekeken
Weids
Country Bekeken

Garden Views
Pool Bekeken

Zwembad

private Pool

Tuin

private Garden

Voorzieningen

Elektriciteit
Drinkwater
Fotovoltaïsche zonnepanelen
Zonne-energie water verwarming

Zonorientatie

zuiden

Ligging

Dicht bij winkels
Dichtbij stad
Stad
Landelijk
Dorp
Bergdorp
Meubilering
Gedeeltelijk gemeubileerd
Beveiliging
Omheind complex

Categorie

Investering
Bestaande bouw

Klimaatbeheersing

Airconditioning
Vooraf geïnstalleerde A/C
Koude A/C
Warme A/C
Open haard
Centrale verwarming
Vloerverwarming

Huidige Staat

Goede conditie
Vereist Restauratie

Keuken

Volledig ingerichte keuken

Parkeergelegenheid

private Parking
overdekte parkeerplaats
Open Parkeergelegenheid