



## Finca - Rural Estate for sale in Vélez-Málaga, Velez-Málaga

1,225,000 €

Reference: R4395175   Bedrooms: 3   Bathrooms: 2   Plot Size: 17,298m<sup>2</sup>   Build Size: 934m<sup>2</sup>   Terrace: 100m<sup>2</sup>





## Costa del Sol East, Vélez-Málaga

Profitable Mango, Avocado, Citrus & Passion Fruit Plantation in Vélez-Málaga, Andalusia – Your Perfect Investment Opportunity! Located in the heart of the subtropical climate of Vélez-Málaga, this unique finca offers a flourishing plantation and an exceptional opportunity for guaranteed annual income. The property is just 5 minutes from Vélez-Málaga's historic centre, 15 minutes from Torre del Mar's stunning beaches, and only 40 minutes from Málaga city and its international airport. Property Features: • Fully Renovated Main House: Designed in a modern loft style, this high-quality home boasts a spacious, open-plan layout, with an inviting kitchen, dining area, and living room featuring a charming fireplace. • Master Suite: Enjoy a luxurious en-suite bathroom with double sinks, a walk-in shower, and a guest toilet. • Second Room: Currently a laundry area with storage space, washing machine, tumble dryer, and a guest toilet. • Climate Control: Air conditioning throughout and double-glazed windows ensure comfort year-round. • Outdoor Living: A large terrace, under-construction outdoor kitchen, jacuzzi, and the option to add an above-ground pool make this home ideal for relaxation and entertaining. Thriving Plantation with Guaranteed Returns: • Mango Trees: 950 fully matured trees (Keitt, Kent, Irwin and Austin) • Avocado Trees: 200 mature Hass trees and 150 young Hass trees • Passion Fruit: 140 trees • Citrus: 160 lemon trees • The finca boasts cutting-edge machinery for harvesting and tree maintenance, including a state-of-the-art automatic irrigation system and new piping. Water Supply & Sustainability: • The property has its own water source with a 1 million-litre storage tank. • Additionally, it benefits from a water contract guaranteeing 2-3 million litres annually for the next 15 years. A rainwater harvesting system further enhances the finca's sustainability. Guest House for Extra Income: • The completely renovated guest house includes a cozy living area with a fireplace, a small kitchen, a spacious bedroom with an en-suite bathroom, and can be rented out for additional income or used for guests and family. • NEW: 14 solar panels and 15kW batteries ensure an electricity bill of €0!!!! Why This Finca Is The Perfect Investment: • Low Maintenance & High Returns: With minimal labor and a guaranteed sale of crops, this finca provides a secure, long-term, and sustainable income. • Prime Location: The property's close proximity to Málaga, Torre del Mar, and other key areas makes it highly desirable. • Expansion Potential: With the spacious land and modern facilities, this finca has great potential for further development. Schedule a Viewing Today! We would be delighted to arrange an appointment for you to view this extraordinary property, whether in person or via virtual tour. Don't miss out on this once-in-a-lifetime opportunity to invest in one of the most lucrative, low-risk ventures in Andalusia!

## Features:

| Features         | Orientation      | Climate Control  |
|------------------|------------------|------------------|
| Covered Terrace  | North            | Air Conditioning |
| Private Terrace  | South            | Fireplace        |
| Satellite TV     | South East       |                  |
| Storage Room     | North West       |                  |
| Ensuite Bathroom |                  |                  |
| Double Glazing   |                  |                  |
| WiFi             |                  |                  |
| Guest Apartment  |                  |                  |
| Utility Room     |                  |                  |
| Jacuzzi          |                  |                  |
| Views            | Setting          | Condition        |
| Mountain         | Close To Golf    | Excellent        |
| Panoramic        | Close To Sea     |                  |
| Country          | Close To Shops   |                  |
| Garden           | Close To Schools |                  |
|                  | Country          |                  |
|                  | Mountain Pueblo  |                  |
| Pool             | Furniture        | Kitchen          |
| Private          | Fully Furnished  | Fully Fitted     |
| Garden           | Security         | Parking          |
| Private          | Gated Complex    | Private          |
| Landscaped       | Entry Phone      | Covered          |
|                  |                  | More Than One    |
| Utilities        | Category         |                  |
| Electricity      | Investment       |                  |
| Drinkable Water  | Luxury           |                  |
|                  | Contemporary     |                  |