

SPANISHESTATE

<https://www.spanishestate.com/house/perello-17180/6175818/>

house for sale Perelló, Gironès

Magnificent Purchase Opportunity. Estate with Charming Ground-Floor Stone House.~~Located in a very peaceful area surrounded by nature, just 10 minutes from the nearest town with all essential services, and only 15 km from the beaches.~~The estate, covering 20,500 m2, is planted with fully productive olive and almond trees. It also features majestic pine trees that provide natural shade and coolness during the hottest months. It includes an irrigation system, making crop maintenance easier.~~The property boasts a beautiful single-storey stone house of 73 m2, very pretty and welcoming. It is laid out as follows:~~ Open-plan kitchen-living-dining area, very comfortable and functional. The kitchen includes a gas stove as well as a traditional wood- ~ burning stove, perfect for giving your dishes that old-fashioned flavor. In the dining area, there is a fireplace and a wood-burning stove, ~ creating a warm and cozy atmosphere on colder days.~~ Two spacious double bedrooms.~~ A bathroom with a bathtub.~~ Attic, ideal as an air chamber for thermal insulation, though it can also be used for storage.~~All windows have security bars for added safety. The house is sold furnished, so you don't have to worry about the essentials.~~Outside the house, there is a porch with a barbecue area. Under the shade of some pine trees, there's a picnic spot—perfect for family gatherings and unforgettable moments in the open air.~~There is also a 36 m2 water reservoir (pool) with a 40,000-liter capacity, ideal for cooling off in the summer.~~In addition to the main house, the estate includes a 73 m2 garage/storage building with a 13 m2 loft. It has enough space for several vehicles, a personal workshop, or extra storage.~~There's also another 72 m2 building, a yard or barn, designed for raising domestic animals.~~If you need more space, these two auxiliary buildings can be converted into living quarters, gaining more room for the family.~~Electricity is currently supplied via a generator, but installing solar panels is entirely feasible and would bring the property more in harmony with its natural surroundings.~~Water for both the home and irrigation is supplied from a communal well.~~This property combines the best of the rural lifestyle with a comfortable home and multiple options for expansion. A perfect investment for those seeking quality of life, contact with nature, and a charming home.~~Don't miss out on this opportunity. Contact us for more information or to schedule a visit.~~The offer is subject to price changes or withdrawal from the market without prior notice.~All data, including surface areas, are for guidance only.~Furniture, appliances, and decorative items may not be included in the price.~~The price does not include taxes or costs related to the purchase.

property details

Spanishestate **6175818**
id:
reference:: **LP01902**
close to/ located: **Perelló**
region: **Gironès**
property type: **house**
rooms: **2**

contact

real estate agent: **La Plana Immobiliaria**
name: **inmovilla 9977**
spreekt: **not available**
telefoon: **+34977 71 87 30**

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|-------------------|------------------|
| property surface: | 62 m2 |
| surface plot: | 20465 m2 |
| price: | € 245.000 |