

## manor house for sale Villanueva De Los Castillejos, Andévalo (El)



Esta es la traducción al inglés británico con un enfoque en activos rurales y comerciales, diseñada para resaltar el valor de la infraestructura y el potencial de inversión bajo el estándar de Best-House Corner.~~RURAL ESTATE IN VILLANUEVA DE LOS CASTILLEJOS (HUELVA)~8,000 m2 Strategic Land | 600 m2 Versatile Industrial Building | Full Equestrian Infrastructure~~Best-House Corner is proud to present this exceptional 8,000 m2 rural estate (finca), perfectly positioned in Villanueva de los Castillejos. This property stands out due to its strategic location, versatile land use, and high yield potential. Situated just metres from the town centre with direct tarmac road access, it offers the perfect balance between rural tranquillity and urban convenience.~~Infrastructure & Facilities~Residential Potential: The estate includes a buildable dwelling, ideal for developing a bespoke residential or boutique tourism project.~~600 m2 Commercial Building (Nave): Currently configured with 32 equestrian boxes, mains electricity, and a private water supply from two artesian wells.~~Modular Versatility: The building is constructed with demountable panels, allowing the space to be easily adapted for various commercial uses:~~Professional Equestrian Centre.~~Events and Wedding Venue.~~Industrial warehousing or machinery/HGV storage.~~Agricultural, livestock, or logistics operations.~~Regulatory Compliance: The property holds all requisite permits and an active livestock exploitation code (REGA), providing significant added value by streamlining any new business venture.~~Prime Location~Huelva City: 45 minutes (50.4 km).~~The Coast: 30 minutes (35.5 km).~This proximity to key transport links makes the estate an ideal choice for private use or commercial activities targeting the tourism, livestock, or events sectors.~~Strategic Investment Profile~Absolute Versatility: The modular nature of the

building and the buildable land allow for multiple business models without substantial structural costs.~~Operational Readiness: Existing electricity, water, equestrian fittings, and current licences significantly reduce lead times and bureaucratic hurdles.~~High Capital Appreciation: Situated in a growing region, rural estates with full permits and comprehensive facilities are increasingly sought after.~~This is an unparalleled opportunity for entrepreneurs in the equestrian, agricultural, tourism, or events sectors.~~VIRTUAL TOUR AVAILABLE – VIEWING ACCESSIBLE VIA THE MULTIMEDIA SECTION OF THIS LISTING

## property details

|                    |  |
|--------------------|--|
| Spanishstate id:   | <b>6377410</b>                           |
| reference::        | <b>14091-MLZ</b>                         |
| close to/ located: | <b>Villanueva De Los<br/>Castillejos</b> |
| region:            | <b>Andévalo (El)</b>                     |
| property type:     | <b>manor house</b>                       |
| rooms:             | <b>4</b>                                 |
| property surface:  | <b>600 m2</b>                            |
| surface plot:      | <b>8000 m2</b>                           |
| price:             | <b>€ 515.000</b>                         |

## contact

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|--------------------|------------------------------|
| real estate agent: | <b>Best House Guanarteme</b> |
| name:              | <b>not available</b>         |
| spreekt:           | <b>not available</b>         |
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