

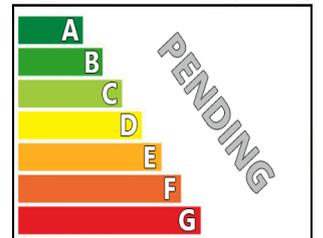
## XL2905 - Colmenar



### Overview

<b>Reference:</b>	XL2905	<b>Bedrooms:</b>	7
<b>Price:</b>	530,000 €	<b>Bathrooms:</b>	2
<b>Type:</b>	Detached country house	<b>Area:</b>	300m <sup>2</sup>
<b>Transaction:</b>	Sale	<b>Plot:</b>	20000m <sup>2</sup>
<b>Location:</b>	Colmenar	<b>EPC:</b>	Pending

CALIFICACIÓN ENERGÉTICA GLOBAL  
EMISIONES DE DIÓXIDO DE CARBONO [CO<sub>2</sub>/m<sup>2</sup> año]



### Description

Detached Country House. 7 Bedrooms. 2 Bathrooms. Terrace and Garden. Superb Countryside Views. Essential Properties are pleased to present a spacious detached country house situated only 1km from the pretty whitewashed village of Colmenar. The ground floor features a large entrance hall/reception room, a spacious lounge with brick-built fireplace, an open-plan kitchen/breakfast room, 2 double bedrooms and a family bathroom. The first floor comprises of an expansive lounge/reception room, a spacious family shower room and 5 double bedrooms; 4 of which enjoy fitted wardrobes. The fully fenced plot benefits from olive, almond and fruit trees plus grapevines producing homemade sweet wine. Additional features include off-road



parking for numerous vehicles, 2 water deposits and a large storage room used for the wine making. The property offers enormous scope to create a rural B&B and is sold fully furnished. Ideally situated within beautiful countryside only 1km from Colmenar village. Colmenar has an altitude of 700 metres and a population of 3,600. The foothills of the Sierra de Camaroles lie to the north and Mount Miraflores to the south. It is located at the most westerly point of Axarquia approx 30 minutes drive from Malaga, 10 minutes from Lake Viñuela and 30 minutes drive from the coast at Rincon de la Victoria. This vibrant town features narrow winding streets in the upper area and a good selection of bars, shops, restaurants, schools and a 24 hour health centre in the town centre. A excellent location with easy access to Malaga and beaches via public transport.