



Cave House  
3 bedrooms  
One bathroom  
🏠 100 m<sup>2</sup>  
🏠 200 m<sup>2</sup>

REF: IC 1179

## Cueva Mariposa

## Caniles

€35,000

Charming cave dwelling for sale in Caniles, ready to move into, ideal for those seeking tranquility and a charming home.

The house is laid out comfortably and functionally. Upon entering, you'll find a welcoming dining room, which provides access to the various rooms of the house, and next to it, a small sitting room, perfect as a relaxation area or living room.

To the left is a full bathroom with a shower. Directly opposite is a bedroom. To the right, through a hallway, you'll find another bedroom with a large window to the outside, providing natural light and ventilation.

Continuing through the house, you'll reach a spacious hallway, where the water heater and a practical storage cupboard are located. At the end of the hallway is the furnished kitchen with a fireplace, a warm and functional space. From the kitchen, you'll also find an additional bedroom and a laundry room, as well as direct access to the street at the back of the cave, offering greater convenience and independent access.

Next to the cave is a patio, divided into two areas: a covered section and an open-air section. This space is ideal for converting into a summer room, a relaxation area to enjoy warm evenings, or a storage room, depending on the buyer's needs.

Upstairs in the cave, there are two additional rooms that can be used for storage, guest bedrooms, or even a small, independent apartment for visitors. These rooms could easily be connected to the cave, as there was previously a door that was closed off; it would simply need to be reopened. They also have entrances on both sides.

The property is located in a very quiet area, with parking right outside, and close to all amenities. In the town of Caniles, you'll find shops, a pharmacy, a doctor's office, and everything you need for daily life. It's also just 10 minutes from Baza, where you'll find even more services such as supermarkets, a hospital, pharmacies, and all kinds of shops, including a Mercadona supermarket.

A charming cave, perfect for those who want to enjoy the tranquility and unique lifestyle this area offers.

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