



### Village House

2 bedrooms

2 bathrooms

 105 m<sup>2</sup>

 1 m<sup>2</sup>

**REF: IC 475**

## Casa Pintoresca

## Sufli

**€45,000**

Discover this charming, two-story, fully restored village house that combines rustic charm with modern comfort. Perfectly designed to enjoy the tranquility that Sufli offers, this home is ideal both as a permanent residence or as a second home.

#### Layout:

- Ground Floor:\*\* Upon entering, you are greeted by a cozy hallway that gives access to a bedroom, a pantry, and a bathroom. Every corner has been carefully restored, maintaining the original character of the house.

- First Floor: On the upper floor, you will find a bright living room with a fireplace, perfect for enjoying cozy moments in winter. The kitchen is fully equipped and is complemented by another bedroom and a bathroom, providing a functional space for daily living.

#### Terraces and Views:

One of the most outstanding features of this property is its decks, which become spacious walkable terraces. From here, you can enjoy spectacular views that will allow you to relax and appreciate the natural surroundings.

#### Furniture and Accessibility:

The house is offered fully furnished, ready to move into without the need for any additional investment. In addition, it has good access, making it easy to get to and from the village.

#### Surroundings and Services:

Sufli is a quiet village that offers all the essential services, such as shops, a doctor's office, a pharmacy, a sports centre and a municipal swimming pool. Just 5 minutes by car is Olula del Río, where you can access additional services, such as a 24-hour health centre, schools, large supermarkets such as Mercadona, and a variety of bars and restaurants. In addition, enjoy a weekly market on Thursdays, ideal for purchasing fresh and local products.

#### Location:

Located 30 minutes from the coast and one hour from Almería capital, this property is perfect for those looking for a relaxed lifestyle in a rural setting, with the possibility of exploring the beaches and the city.

Don't miss the opportunity to purchase this beautiful village house in Sufli, where tradition meets modernity in an idyllic setting. Come and visit it and fall in love with its charm!

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