




Village House

4 bedrooms

2 bathrooms

 229 m<sup>2</sup>

 179 m<sup>2</sup>

REF: IC 862

**Casa Perla**

**Armuna de Almanzora**

**€125,000**

Charming 2-storey house for sale in the quiet village of Armuña, in the Almanzora Valley, inland Almería, Andalusia. This house is presented in perfect condition, ready to move into, and offers a functional and bright layout.

Upon entering the house, we find a hall that offers access to various rooms. To the right, there is a cozy living room and a bedroom, next to a bathroom that offers comfort and privacy. To the left, there is the master bedroom, which provides a large and comfortable space. At the end of the hall, we access the kitchen, ideal for enjoying family moments. From the kitchen, a small hall leads us to a second bathroom, as well as another room that has direct access to the spectacular patio and terrace of the house.

The backyard is a true oasis, perfect for entertaining and relaxing. It has a large space that allows the installation of a barbecue, a swimming pool and a summer terrace area, ideal for enjoying the good climate of the region. Furthermore, by climbing a few stairs from this outdoor space, you can enjoy stunning panoramic views.

The first floor of the house is made up of two bedrooms, one of which is of a large size, as well as a smaller room that can serve as an office or games room. This level provides the spaciousness and flexibility that many families are looking for.

The property is fully equipped with all services connected, and has excellent access. Just 50 meters away is a public parking area, ensuring convenience for residents and visitors. The town of Armuña is ideal for those looking for a relaxed environment, offering services such as a bakery, doctor's office, pharmacy, bar/restaurant, and a municipal swimming pool, as well as sports and leisure centres.

Located just 1 kilometer from Tijola, where a greater number of services can be found, including schools, shops and a weekly market on Saturdays, this location is strategic. In addition, it is 50 minutes from the beach and approximately 1 hour and 20 minutes from Almería and 1 hour and 30 minutes from Granada.

All in all, this house is an excellent choice for those looking for a cozy home in a quiet environment, without sacrificing proximity to services and tourist attractions. Don't miss this opportunity!

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