



**Casa Jauca**



Village House  
3 bedrooms  
One bathroom  
🏠 100 m<sup>2</sup>  
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**REF: IC 909**

**El Hijate**

**€40,000**

The two-story house in Jauca is a charming and cozy property that offers a calm and relaxed atmosphere. On the first floor, you will find a large dining room perfect for bringing the whole family together, a kitchen equipped with a fireplace to enjoy pleasant evenings by the fire, and two bedrooms, one of them double for greater comfort.

On the second floor, there is a large room that can be used as a living room or study, and another bedroom that provides additional space for family or guests. The house is located in a quiet area with good access, just 5 minutes from Hijate where you will find schools, pharmacies, doctor's offices, bars, among other services. In addition, it is 10 minutes from Baza, a city that offers a wide range of services and shops on the Murcia highway.

Baza has a wide range of services such as libraries, schools, sports facilities, supermarkets, hospitals, pharmacies, cinemas, theaters, restaurants and shops. In addition, its strategic location allows it to be one hour from Granada, 1.30 hours from Sierra Nevada, one hour from the coast of Almería and Murcia, and just 20 minutes from Lake Negratín, an ideal place to practice water sports and enjoy thermal waters with beneficial health properties.

In short, this charming property located in Jauca, Hijate, is perfect for those looking for a comfortable home in a quiet and well-connected environment with all the necessary services for a full life.

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