ALL IN real estates








House in Monda

Bedrooms	**3**	Bathrooms	**1**	Built	**130m2**	Plot	**2253m2**

R5527417	**House**	**Monda**	**379.000€**

Country Finca with Separate Accommodation . Main House – 86m² . Wooden Casita – 44m² . Separate Accommodation . Great Location . Good Access . Walking Distance to the Village This charming rustic finca is situated on the outskirts of the popular village of Monda. The property enjoys a private and secluded feel while remaining within walking distance of the village, with excellent access making it an ideal countryside retreat. Property Details Main House The main house is positioned towards the upper part of the plot and has a lovely rustic character. A terrace enjoys beautiful views across the village, with the Castillo de Monda visible in the distance. Entering the property, the fully fitted kitchen is located to the left, with two attractive feature archways leading through to the lounge. Here, a wood-burning stove provides warmth during the cooler months, while patio doors open directly onto the terrace, making the most of those lovely views. The main house currently offers two bedrooms and one bathroom. There was previously a second bathroom, which was removed however there is a possibility to rebuild. Wooden Casita Situated below the swimming pool, the 44m² wooden casita has a cosy, homely feel. It features open-plan living accommodation and one bedroom. This separate accommodation offers flexibility for visiting family and friends or potentially other uses, subject to the relevant regulations. Outdoor Areas and Land The land is mainly flat, providing usable outdoor space to enjoy the peaceful countryside setting. Views Beautiful views across the surrounding countryside and village, with the Castillo de Monda in

the distance. Access Good access to the property, with the added benefit of being within walking distance of the village. The Listing Agent, acting on its own behalf and on behalf of the Vendor, gives notice that: The information provided is for general guidance only and does not constitute an offer, contract or contractual representation. While every effort is made to ensure accuracy, information may contain errors or omissions and may be changed or withdrawn without notice. Prospective purchasers should independently verify all information, measurements, boundaries, condition, services, permits and legal status through their own inspections, searches, surveys and legal advisers. The Agent and Vendor accept no responsibility for statements or information provided, and no representation or warranty is given regarding the property's condition, installations, appliances or services. Photographs are for illustrative purposes only, are the exclusive property of this agency, and may not show all areas of the property. Measurements and distances are approximate and based on available documentation. References to alterations, extensions or permitted uses do not confirm that all necessary licences or permissions have been obtained. All purchase-related taxes and costs are payable by the purchaser and are not ?included ?in ?the ?sale ?price. These may ?include ?VAT or ITP, AJD, Notary, ?Land Registry ?and legal ?fees, ?as applicable. Estate agency fees ?are ?included ?in ?the ?advertised ?sale ?price.

Covered Terrace

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