



**Property type :** Villa

**Swimming pool :** Private

**House area :** 198 m<sup>2</sup>

**Location :** Yecla

**Plot area :** 2200 m<sup>2</sup>

**Bedrooms :** 3

**Bathrooms :** 1

✓ Mains Electric

✓ Mains Water

✓ Air Conditioning

✓ Fenced Plot

✓ Fireplace - Log Burner

✓ Barbecue

✓ Garage

✓ Terrace

✓ White Goods

✓ Furnished

✓ Not Furnished - By Negotiation

✓ Cess Pit / Septic Tank

This charming villa offers a total built area of 198 m<sup>2</sup>, with 127 m<sup>2</sup> dedicated to the main residence, all constructed with a solid concrete structure. The property also includes a closed and covered garage, as well as a generously sized 50,000-liter swimming pool. All structures are legally registered and situated on a fully fenced 2,200 m<sup>2</sup> plot, providing both privacy and security.

Located just 12 km from Yecla, the villa features three well-proportioned bedrooms, one bathroom, a spacious living room with a cozy fireplace, and a separate, fully equipped kitchen. The dining area showcases rustic stoneware flooring, while the rest of the home is finished in classic terrazzo. The exterior woodwork is beautifully crafted in natural wood, adding warmth and character.

Comfort is ensured year-round with air conditioning installed. The property is being sold fully furnished, with all furniture and appliances included in the price—making it move-in ready. A built-in barbecue area adds to the home's appeal for outdoor entertaining and relaxed country living.

Utility connections include access to the irrigation water network and a mains electricity supply. The property is easily accessible via a paved road and is nestled in a unique and peaceful natural setting—ideal for those seeking tranquility without being too far from town.