



**Property type :** Villa

**Location :** Fortuna

**Bedrooms :** 2

**Bathrooms :** 1

**Swimming pool :**

**Parking :** Driveway

**House area :** 129 m<sup>2</sup>

**Plot area :** 703 m<sup>2</sup>

✓ Mains Electric

✓ Electric Gates

✓ Mains Water

✓ Double Glazing

✓ Air Conditioning

This lovely country house blends rural serenity with practical comforts. The main house welcomes you with a big naya (glazed terrace), a warm lounge-dining area featuring a cozy pellet burner and aircon, perfect for chilly evenings. A well-appointed kitchen, a comfortable bathroom, and two bright bedrooms with aircon provide generous living space. An attached standalone structure offers flexible possibilities—ideal as extra accommodation or a guest suite, including an additional bathroom to suit your needs. Set on a 703m<sup>2</sup> fully fenced plot with electric gate, the property offers plenty of outdoor privacy and space to enjoy the outdoors. A large carport provides convenient covered parking, along with additional storage for tools and equipment and a garage. For future plans, there's room to add a pool to enhance the outdoor living experience. Utilities are well-established, including drinkable water, electricity, fiber internet, and main sewage, ensuring modern convenience with country charm. Location highlights: Within walking distance to the center of Las Kalandas, home to several restaurants and bars Hot baths just a 5-minute drive Fortuna city about 10 minutes away This property is ideal for buyers seeking a tranquil, versatile home with guest accommodation options, practical amenities, and a superb location in Las Kalandas.