



**Property type :** Villa

**Location :** Cañada del Trigo

**Bedrooms :** 0

**Bathrooms :** 1

**House area :** 40 m<sup>2</sup>

**Plot area :** 24754 m<sup>2</sup>

✓ Water Deposit

✓ Annexe / Guest House

✓ Fireplace - Log Burner

✓ Cess Pit / Septic Tank

Building Land with Casita. We are proud to offer for sale this building land, with a casita already constructed.

This is a fantastic opportunity for someone wanting to build their own house, as not only is there plenty of land here, with water and electricity very close (connection is around €4,000 to connect both the water and electricity, as both run past the property), but there is already a casita (small house) built on it, so you can oversee the building works.

The current owners original plan was for a large family home with pool, and a large workshop/storage building, but unfortunately their plans have now changed, so they offer this as an ongoing project, or for you to start and design your own house.

The casita has quality double glazing, fitted bathroom and open plan lounge, kitchen and sleeping area. The foundations are also larger than the current construction, so you could extend to make an extra bedroom, terrace etc, very easily.

On the land is a large (10,000m<sup>2</sup>) area of vines, which have a protected status, adding significant value to them, and the owners currently make their own wine from this.

Get in touch with us to explore the options here, and we can, if you wish, help you to build your perfect home.