

# Cute small country house with land near Alvaiázere.



Reference Id	Area Build	Land Size	Price	Bedrooms	Bathrooms
R-517	124 M²	1400 M²	€95,000	3	1

The property is located in a small village near the Town of Alvaiázere, where you can find everything you need for your daily life, such as supermarkets, schools, health centre, pharmacy, restaurants, banks etc, as well as quick and easy road connections to all directions in Portugal.

There is a supermarket, cafe/bar and restaurant within 10 minutes drive of the property plus a new Gym which has opened near by.

This cute house with a typical Portuguese design, has everything you need for immediate habitation plus it has the potential to extend the habitation through into the large storage room at the end of the property which has a very high ceiling and would allow for a 'half-room' mezzanine area as well as the whole ground floor which is 22M².

The front door from the quiet street enters into the living room & kitchen (easy to turn this into a window and use the side door as your main entrance the property is very practical and comfortable, in the corners there is an open fireplace, which can heat the entire interior space easily. In a side area there are two bedrooms. In the middle we have a small bathroom with shower. Going outside, we have a stone staircase which leads us to the small attic, nowadays used as a storage room.

The side access to the property has a covered area and an entrance large enough for a car and covered parking.

There are two side annexes to the house; one of them used as a guest room and the other used as a storage room.

Integrating these into the main house by opening an interior doorway would give you a total living area of 124M<sup>2</sup>.

The property is completely comfortable for habitation straight away.

The house has water and electricity from the company in full operation.

Access is good.

In front of the house there is a plot of land with about 1.400M<sup>2</sup>, with beautiful views around and where there are some fruit trees, especially olive and loquat trees.

The land is mostly flat and the house looks directly onto it from the covered area running along the side of the property and along the larger bedroom and storage room.

There is a slight incline which has a stone outbuilding at the top of it which can be left for storage or turned into an independant office area or workshop if needed.

The land is good for agricultura as you can see from the neighbors and there is plenty of space to plant vegetables and fruit trees if desired.

This can be an excellent opportunity for those looking for a country house with typical Portuguese style and a lot of charm, in a quiet and relaxing area of ??Portugal, at a bargain price.