

# Stone build house to be renovated approximately 10km from Ansião.



Reference Id	Area Build	Land Size	Price	Bedrooms	Bathrooms
R-549	42 M²	460 M²	€47,500	3	0

This house is located in a small, typical Portuguese village, approximately 10km from the small town of Ansião, where you can find everything you need for your daily life, such as a Health Center, Schools, Pharmacy, Banks, Restaurants, Supermarkets, etc. As well as quick and easy road connections to all directions in Portugal.

The house is divided into ground floor with annex and first floor.

The ground floor is a large space, which previously functioned as a wine cellar, which can be renovated and reused according to each person's personal projects and ideas. In a side area, attached to the house, there is another space, which functioned as a kitchen and an space where meals were taken. This space has a lot of potential to put your imagination into practice and transform this area of the house into something sublime, including taking advantage of the very old wood-burning oven, which is located in the old kitchen.

Through a very old and traditional stone staircase, we reach the panoramic balcony. This balcony adds a differentiating touch, with splendid views over the valley and hill, which extend to the east and south respectively, where you can enjoy unique moments of pure pleasure for your senses.

Entering the first floor, we have a large space that served as a living room and 3 small bedrooms in front. These bedrooms should perhaps be redesigned, as they are not very spacious, it would perhaps be more interesting to change their configuration.

Next to the house there is a closed patio, where there are several fruit trees and in a side area a covered space where tools and agricultural products were stored.

The house has electricity and water connections, but they are currently deactivated. Access to the house is good.

The property includes land, which extends to the side of the house, measuring approximately 460m<sup>2</sup>, with several trees, especially olive trees.

The property is located in a very quiet village, nearby there are some cafes and small supermarkets. The historic city of Coimbra is around 35km away and Pombal is around 25km away.

This is without a doubt an excellent opportunity for anyone looking for a typically Portuguese house, in a stunning region of Portugal.