



**Property type :** Country house

**Location :** Orihuela

**Area :** N/S

**Bedrooms :** 4

**Bathrooms :** 1

**Swimming pool :** No

**Garden :** Private

**Orientation :** N/A

**Views :** N/A

**Parking :** Private

**House area :** 204m<sup>2</sup> m<sup>2</sup>

**Plot area :** 9040m<sup>2</sup> m<sup>2</sup>

**Airport :** 56,6km

**Beach :** 27,3km

**City :** 6,4km

**Golf :** 15,8km

This extensive property, located on Carretera Beniel in Orihuela, offers a 204 m<sup>2</sup> house with great potential to create your dream place. The building features 4 bedrooms, 1 bathroom with a window, a very spacious living-dining room, and an independent gas (bottle) kitchen. The house needs renovation and is delivered as seen in the photos, except for some personal items. In the patio, there is a two-level construction (formerly an animal watering trough below and a storage area above) that can be utilized for building or expansion. The property includes 9,040 m<sup>2</sup> of arable land. Currently, the land is rented out, and if the buyer wishes to continue renting the land, the current occupant is willing to negotiate. This is an excellent opportunity for those looking for a property with great potential, both for living and for agricultural investment.





