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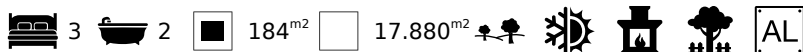
## Fully Renovated Country House on Large Plot with annex, near Paderne

COUNTRY HOUSE IN PADERNE

ref. VM2107

695.000€

6.839.313€



### Location +

Town	Paderne
Parish	Paderne
Municipality	Albufeira, Faro
Region	Algarve (Central)

### Details +

Usage	Residential
Type	Country House
Construction Year	1996
Renovation Year	2021
Rooms	5
Bedrooms	3
Bathrooms	2

- Living area 184m², Construction area 227m²
- Plot 17.880 m²
- 3 bedroom Villa with 2 bathrooms
- 1 annexe (Glamping tent to sleep 6 people) fully fitted with kitchen, bathroom and its own above ground pool
- 2 extra spots for more glamping tents, with plumbing ready
- Year of construction 1996, renovated 2021
- Tranquil location yet short drive to towns
- 17 km to the beaches

This open and spacious one level country house is located in the countryside between Paderne and S.B. Messines. With 3 bedrooms and fully renovated in 2021 it holds a B-energy certificate due to the owner's green efforts. The house sits on a large plot with automatic irrigated garden with fruit trees like lemons, almond figs and alfarrobas. There are several outbuildings for storage and has the option to host guests or to run a small glamping business with room for expansion. A fantastic opportunity to own a recently renovated home on a big plot centrally located in the Algarve.

Villa:

- Living room with patio doors to the dining room



#### Areas +

Living Area	184 m <sup>2</sup>
Usable area	227 m <sup>2</sup>
Plot Area	17.880 m <sup>2</sup>

#### Access +

Country Road

#### Parking +

Driveway

#### Kitchen +

Own Entrance, Fully Fitted, Modern

#### Other Rooms +

Storage Room, Laundry, Pantry, Office/Study, Conservatory

#### Heating-Cooling System +

Fireplace, AC, Pellet burner

#### Equipment +

Cable/Satellite TV, Internet/Phone, Alarm System, Video Intercom

#### Water-Electricity-Drainage +

Mains water, Borehole, Septic tank, Gas Bottle

#### Windows +

Double glazing

#### Garden +

Landscaped, Natural, Fenced, Fruit Trees, Auto irrigation

#### Exterior +

BBQ

#### Views +

Countryside View

- Kitchen with serving hatch to the dining room
- Dining Room with patio doors to the terrace
- Main bedroom with built in wardrobes and en-suite
- 2 guest bedrooms, 1 currently used as office
- Utility/laundry room
- Storage room

#### Exterior:

- The Villa has terraces around the front and private patio with BBQ and seating area
- Several outbuildings for storage
- 1 annex (glamping tent) fully equipped with kitchen, bathroom and splashpool with room for expansion
- Big private plot of land fenced and further extra plot unfenced
- Driveway with automatic gate
- Ample room for parking

#### Amenities

- Updated in 2021 with new flooring, insulation, painting inside and out
- Automated irrigation system from borehole
- Open fireplace in the lounge
- Air conditioning in the bedrooms
- wood burner, pellet burner
- Alarm system
- Double glazing
- Video Entry
- Solar (hot water)
- Satellite TV, Wi-Fi and good phone signals
- Sold fully furnished

#### Location

- 17 km to the beaches
- 17 km to golf course
- 41,2 km to Faro Airport
- 5,7 km to Paderne and 8,8km to Messines





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## PHOTO GALLERY



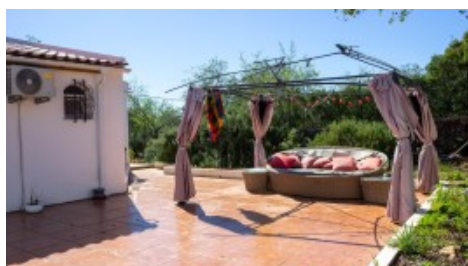
*Kitchen*



*Lounge*



*Dining Area*



*Patio*



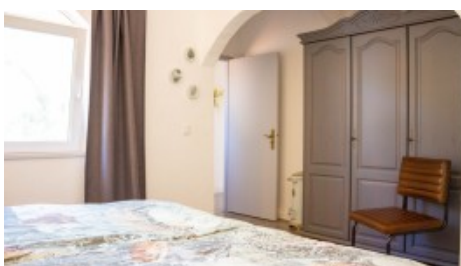
*Garden/BBQ*



*Master Bedroom*



*Master Bathroom*



*Bedroom*



*Bathroom*



*Office*



*Terrace*



*Terrace*



*Aerial View*



*Property*



*Property*



Vilamoura Head Office - ALGARVE:  
Av. Vilamoura XXI, Sítio das Terras Ruivas, Loja B, Benfarras  
GPS. 37° 6' 52.426" N - 8° 7' 4.576" W

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*Garden*



*Property*



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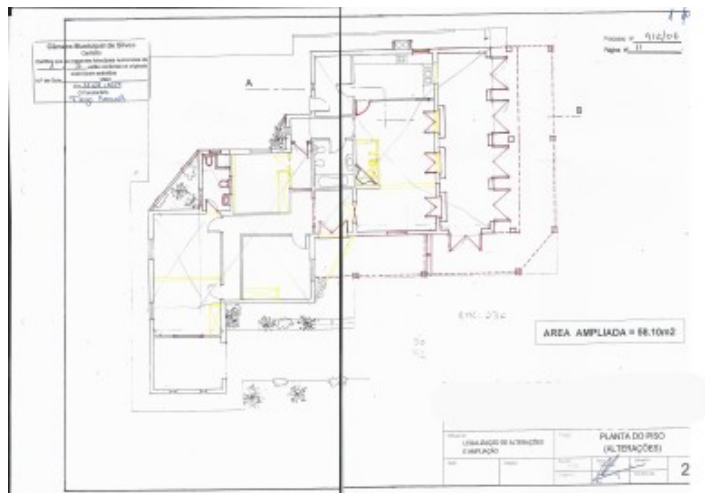
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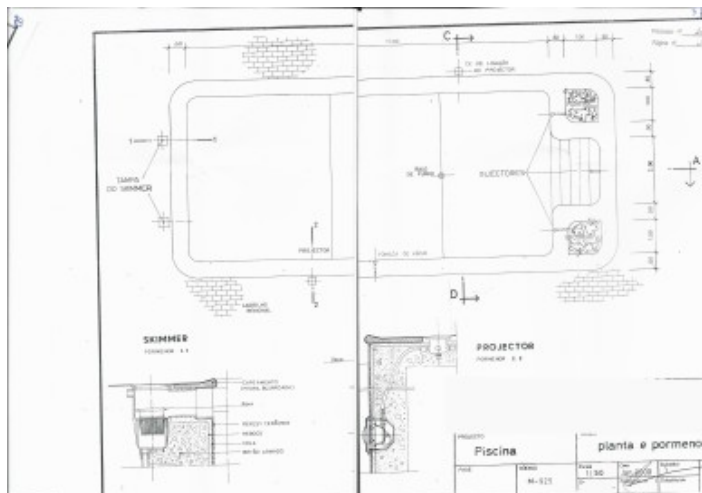


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## FLOOR PLANS



floor plan



pool floor plan



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