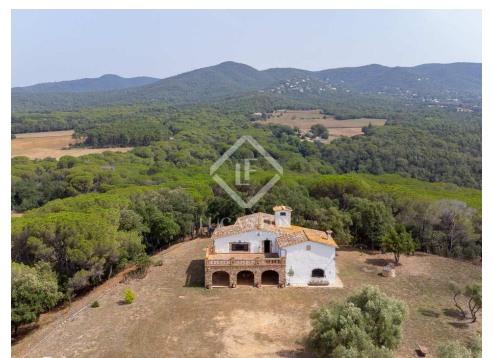


€1,000,000 Country house - For sale

## 5 Bedroom country house with 3,919m<sup>2</sup> garden for sale in El Gironés, Girona

Spain » Girona » El Gironés » 17240

<b>5</b>	<b>2</b>	<b>451m<sup>2</sup></b>	<b>148,433m<sup>2</sup></b>	<b>3,919m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size	Garden



Contact us today for more information or to arrange a viewing

+34 872 22 32 62 • girona@lucasfox.com • lucasfox.com • Pujada de la Catedral 10, 1er 3a, Girona, Spain

€1,000,000 Country house - For sale

## 5 Bedroom country house with 3,919m<sup>2</sup> garden for sale in El Gironés, Girona

Spain » Girona » El Gironés » 17240

<b>5</b>	<b>2</b>	<b>451m<sup>2</sup></b>	<b>148,433m<sup>2</sup></b>	<b>3,919m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size	Garden

### OVERVIEW

### Charming 19th century country house located in a beautiful setting with excellent views of the Les Gavarres natural park for sale in El Gironés, Girona.

Lucas Fox presents this charming 19th century country house located in a beautiful setting in the heart of the protected natural park of Les Gavarres, with paved access to the entrance of La Finca. It stands out for its excellent location in the middle of nature, just a few minutes from the nearest town, with quick access to the main beaches of the Costa Brava, as well as shopping areas, renowned restaurants and golf courses in the area.

This country house is located on an elevated area that offers beautiful views, within a building with a total of about 14.8 hectares, of which almost 11 hectares are forest, mostly pines and holm oaks. The rest, about 3.3 hectares, correspond to cultivated fields, in addition to about 3,900 m<sup>2</sup> fenced around the property. The country house that is distributed over two comfortable floors and offers several annexes, such as the guest / guard apartment and some agricultural covers around.

Although the country house needs reforms, it is in a good state of conservation and offers pleasant spaces with a lot of potential. Upon accessing the ground floor, we find a beautiful entrance hall, a wine cellar, a bedroom, the kitchen- dining room room, the living room with a fireplace, connected to the exterior porch, which serves as a summer dining room, and a bathroom. The upper floor consists of four large bedrooms, a bathroom and a terrace with wonderful views of the Les Gavarres natural park.

Exterior, a living space is offered, attached to the country house, although with a separate entrance, which in its day served as a guard house. Today it could be converted into a cozy guest apartment, with the possibility of connecting it internally with the country house, if necessary.

Additionally, a few meters from the country house, there are several agricultural covers, ideal as a chicken coop, horse stables, warehouse, work studio or garage.



[lucasfox.com/go/gir43350](https://lucasfox.com/go/gir43350)

Garden, Period features, Natural light, Well, Views, Transport nearby, To renovate, Storage room, Fireplace, Exterior

**Contact us today for more information or to arrange a viewing**

+34 872 22 32 62 • [girona@lucasfox.com](mailto:girona@lucasfox.com) • [lucasfox.com](https://lucasfox.com) • Pujada de la Catedral 10, 1er 3a, Girona, Spain

€1,000,000 Country house - For sale

## 5 Bedroom country house with 3,919m<sup>2</sup> garden for sale in El Gironés, Girona

Spain » Girona » El Gironés » 17240

<b>5</b>	<b>2</b>	<b>451m<sup>2</sup></b>	<b>148,433m<sup>2</sup></b>	<b>3,919m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size	Garden

It is a property with great versatility and the possibility of adapting it to any need, either to use it as a first residence due to its good access and proximity to the basic amenities of the area or as a second residence for the peace offered by the natural environment. where it is located and because of its proximity to the main beaches of the Costa Brava. Alternatively, it could be used for tourism business.

Get in touch for more information.

**Contact us today for more information or to arrange a viewing**

+34 872 22 32 62 • [girona@lucasfox.com](mailto:girona@lucasfox.com) • [lucasfox.com](http://lucasfox.com) • Pujada de la Catedral 10, 1er 3a, Girona, Spain

€1,000,000 Country house - For sale

## 5 Bedroom country house with 3,919m<sup>2</sup> garden for sale in El Gironés, Girona

Spain » Girona » El Gironés » 17240

<b>5</b>	<b>2</b>	<b>451m<sup>2</sup></b>	<b>148,433m<sup>2</sup></b>	<b>3,919m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size	Garden



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

**Contact us today for more information or to arrange a viewing**

+34 872 22 32 62 • girona@lucasfox.com • lucasfox.com • Pujada de la Catedral 10, 1er 3a, Girona, Spain