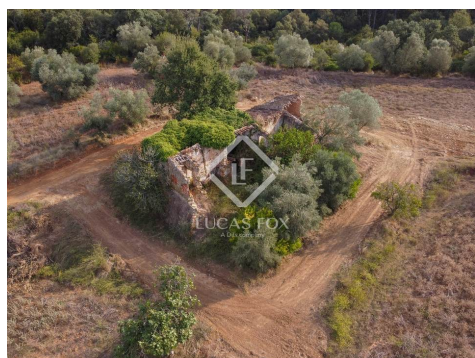


€495,000 Country house - Sold

Country house to restore in the Baix Empordà with 9 Ha of private land

Spain » Girona » Baix Empordà » 17118

400m² **90,037m²**
Floorplan Plot size



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OVERVIEW

350m² main house constructed over two levels, currently in ruins. 9 hectares of private land (pasture and woodland), 50m² annex building, private well. Listed with the potential to renovate.

This Girona country property is located in the beautiful countryside surroundings of the Baix Emporda and within the famous Gavarres natural park, just 4 km from the nearest village, 9km from La Bisbal d'Emporda and only 27km from the nearest beaches of the Costa Brava.

Originally constructed in the 17th Century, the property is currently in ruins and requires complete renovation. The estate comprises a main house of approximately 350m², an annex building of 50m² and 9 hectares of private land, part set to pasture, part woodland. Access to the property is via a 1.5km dirt track with beautiful olive trees on either side.

The ruin is officially listed by the Town Hall and it is possible to reconstruct both the main house and annex building in accordance with the planning regulations for this type of rustic property.

The current owners have carried out a study to bring mains electricity to the ruin. This would cost approximately 18,000 euros (not included in the purchase price). The property also has a recently constructed private well, 100 metres deep, providing approximately 4,500 litres of water per hour.



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Parking, Well, Views, To renovate

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