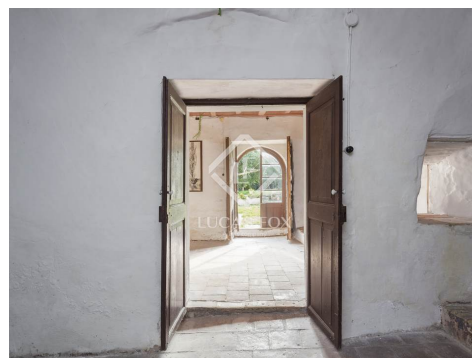


€1,200,000 House / Villa - Sold

## Villa for sale in Sant Pere Ribes

Spain » Barcelona » Sitges » Sant Pere de Ribes » 08810

10	4	1,000m <sup>2</sup>	70,000m <sup>2</sup>
Bedrooms	Bathrooms	Floorplan	Plot size



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€1,200,000 House / Villa - Sold

## Villa for sale in Sant Pere Ribes

### Country house with a tourist licence and enormous potential for sale just 3 kilometres from Sitges.

Country house with almost 7 hectares of land and a built area of more than 1,000 m<sup>2</sup> in various buildings. It is a unique country house, due to its excellent location in a hamlet of Sant Pere de Ribes, within walking distance from all services and just 3 kilometres from Sitges.

Currently, it has three buildings that are in good condition and another two that require a complete renovation, but it has great potential for renovation and beautiful original architectural features.

The main house covers a built surface area of approximately 450 m<sup>2</sup>, which is divided between the main house that is renovated, a second house without renovation and a third smaller house, of about 80 m<sup>2</sup> called the refuge. The three houses could be connected to each other, but have separate entrances to guarantee greater privacy.

Next to the main country house, there is a second building called the Gallinero (the hen house). It is also completely restored and has large windows and wooden ceilings that create a very cosy atmosphere. It occupies a built area of 182 m<sup>2</sup> and enjoys beautiful mountain views from its back porch. It has a spacious open-plan living-dining room-kitchen, three double bedrooms and a large complete bathroom.

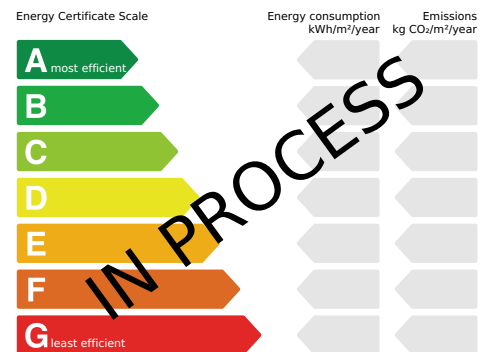
The third building of approximately 230 m<sup>2</sup> is not renovated and it can be made into two or three dwellings or as a communal space.

This country house is unique due to its age, its size and especially its location, which allows easy access to all services. It has great potential to become a small hotel or a B&B. It is a unique opportunity, since a home of these characteristics is rarely found on the market.

Please contact us for more information or to visit this country estate.



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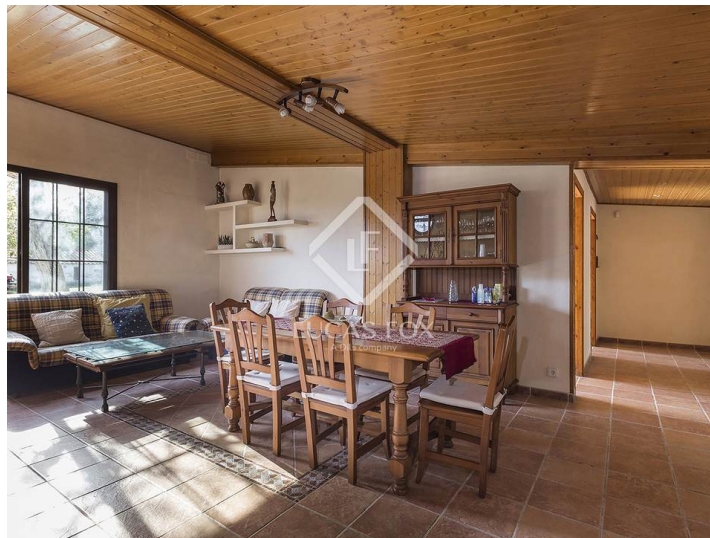
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€1,200,000 House / Villa - Sold

## Villa for sale in Sant Pere Ribes



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