

€2,900,000 Country house - For sale

A distinctive 9-bedroom country house that offers complete seclusion for sale in Canyelles, near Sitges

Spain » Barcelona » Sitges » Olivella / Canyelles » 08811

9	9	777m²	4,430m²
Bedrooms	Bathrooms	Floorplan	Plot size



Contact us today for more information or to arrange a viewing

+34 935 952 550 • sitges@lucasfox.com • lucasfox.com • Calle Major, 34, Sitges, Spain

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OVERVIEW

Stunning country property, originally a Spanish winery, fully renovated with a tourist licence, ideal for investors interested in the rural hotel sector. Located in Canyelles, just 10 minutes from Sitges.

This unusual rural property was once a Spanish wine estate and dates back to 1842. It is now a lavish villa with a large annex building that is used as separate accommodation. The property, which is close to nature (Parc d'Olerdola), is situated on a hillside in the modest Canyelles neighbourhood. It is ten minutes' drive from Sitges and forty-five minutes from Barcelona, in the world-famous Penedès wine region, known for its mouthwatering Cava wines.

The home offers complete solitude and a 4,430 square-metre, fully gated plot. The spacious main house, which is roughly 470 square metres, has five bedrooms and en-suite bathrooms. Additionally, the annex building has four other suites with private bathrooms. Because of this, the property may house a large family or be used as tourist rental accommodation, utilizing the current licence for that purpose.

We enter the main building through the impressive front door and arrive at the entrance hall, which provides access to a guest bathroom and an office. The first double bedroom with a living area, fireplace, and private bathroom is located on the left of the stairs. The second double bedroom with a living space and an attached bathroom is also located here. The third double bedroom is located in this part, which is accessible from the hallway up the stairs to the right. It also has a private patio and an en-suite bathroom. The remaining two bedrooms with en-suite bathrooms are also found on this level of the home, and all have been designed to be peaceful and comfortable, perfectly complementing the feel within the home.

We descend one level to the spacious living area, which is situated in the space where the former wine press once stood. It includes a large dining room, an attractive sitting room, and a lounge area with a fireplace. A contemporary, open, and fully furnished kitchen is located further along this floor.



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Mountain views, Terrace, Swimming Pool, Garden, Jacuzzi, Period features, Period Building, Natural light, Parking, Well, Walk-in wardrobe, Views, Utility room, Tourist License, Storage room, Renovated, Pet-friendly, Outdoor kitchen, Open kitchen, Heating, Fireplace, Exterior, Equipped Kitchen, Chill out area, Built-in wardrobes, Barbecue, Air conditioning

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The spacious 15x6-metre pool, sunbathing area, and partially covered patios are all accessible from the kitchen. There is a pool house, a bar, and a jacuzzi. A beautiful, mature green garden with fruit trees and palm trees, surrounded by nature and mountains, is a veritable haven where one may enjoy a Mediterranean lifestyle year-round.

In addition to the home, there is a 175 square-metre annex structure that currently houses an apartment for four people with a living area, kitchen, and four bedrooms with living space and en-suite bathrooms. In addition to having access to the garden with all the amenities, these suites and the apartment each have a private patio.

The main building's roof was recently insulated, and the windows have double glazing, the property has air conditioning, a spa area with a sauna and Turkish steam bath, a swimming pool with a salt water installation and a jacuzzi, and hot water supply and heating powered by solar panels.

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