

€1,600,000 House / Villa - For sale - New

Exclusive rural estate with extensive private grounds and a privileged setting, close to San Sebastián

Spain » Basque Country » San Sebastián » 20180

9	12	741m ²	11,496m ²
Bedrooms	Bathrooms	Floorplan	Plot size

New



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Paseo de Miraconcha 20 Bajo Local izq, San Sebastián, País Vasco, Spain

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Country house, with a large private plot , barbecue area, jacuzzi and great privacy for sale 5 minutes from San Sebastian, in a privileged environment, ideal for large family projects.

Dils Lucas Fox presents this house, ideal as rural accommodation with a restaurant space, in a secluded setting just minutes from San Sebastián and the main access roads. The property is situated in a natural environment, with the Iturri Erreka river La Finca.

The property sits on a flat plot of 11,496 m². It is a well-established real estate asset designated for hospitality businesses, with current municipal licenses for a hostel and bar-restaurant. Furthermore, La Finca offers the possibility of subdivision, which expands its potential uses.

The building is functionally distributed across four floors for hotel operations. The main floor , at ground level, houses spacious dining areas , including a bar, kitchen, dining room, restrooms, and a porch, as well as several direct entrances from the exterior. Its generous spaces, connected to the areas , are ideal for catering, celebrations, private events, or large gatherings. Also on this floor is a covered terrace that connects to an annex support area, equipped as a second professional kitchen, bar, and additional restrooms.

The basement floor is designated for auxiliary and logistical uses. It has vehicular access via an exterior ramp, as well as access by elevator and stairs. It includes changing rooms, a cold storage room, a pantry, a large warehouse, and an study.

The upper floors are dedicated to accommodation. The first floor features a welcoming living area, six exterior bedrooms with en-private bathroom , and a pleasant terrace of approximately 60 m² overlooking the natural surroundings. Some bedrooms also have private balconies, and the terrace includes a jacuzzi area.

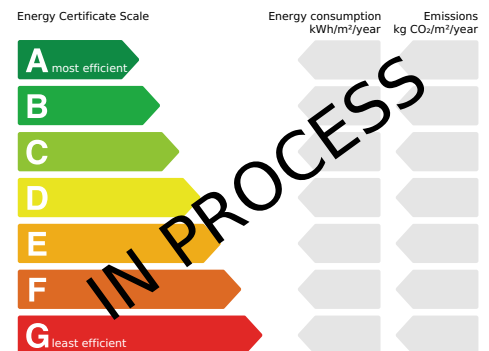
The attic floor completes the accommodation area with another living area, a spacious attic bedroom with en-suite bathroom , two fully equipped and independent apartments, an additional large room and a convenient laundry area and amenities area.

The exterior is one of the property's main attractions. La Finca boasts extensive areas , large glass-enclosed porches, an elegant gazebo, an exterior area suitable for barbecues, and open spaces ideal for events, celebrations, or outdoor activities. It also offers parking for 120 vehicles.



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Terrace, Garden, Jacuzzi,
Private garage, Lift, Wooden flooring,
Natural light, Parking,
Communal terrace, Utility room,
Storage room, Service entrance,
Security, Renovated, Pet-friendly,
Heating, Exterior, Equipped Kitchen,
Chill out area, Built-in wardrobes,
Barbecue, Balcony, Alarm,
Air conditioning



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The property has utilities such as water, electricity, sanitation, telephone, television, heating, air conditioning, and climate control on the ground floor, as well as its own propane gas tank. The building features a reinforced concrete structure, a pitched roof with ceramic tiles, and wooden joinery, elements that give it the character of a traditional farmhouse, but adapted for professional use. Furthermore, the property maintains a current exterior and interior security system, consisting of an alarm system and a surveillance system.

In short, this is an exceptional property just 10 minutes from San Sebastián, an elegant farmhouse on a large plot. A unique opportunity to build a life project.

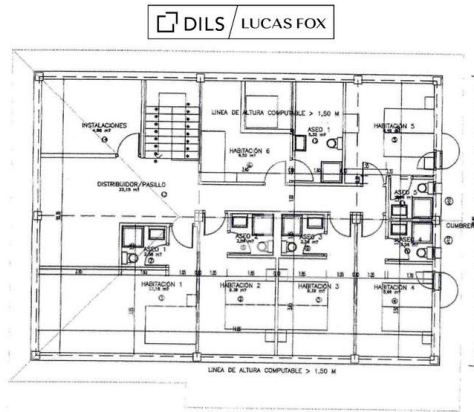
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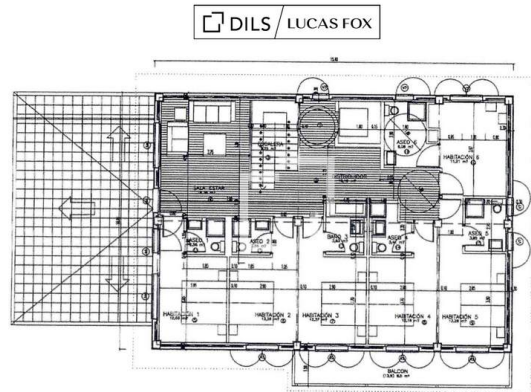
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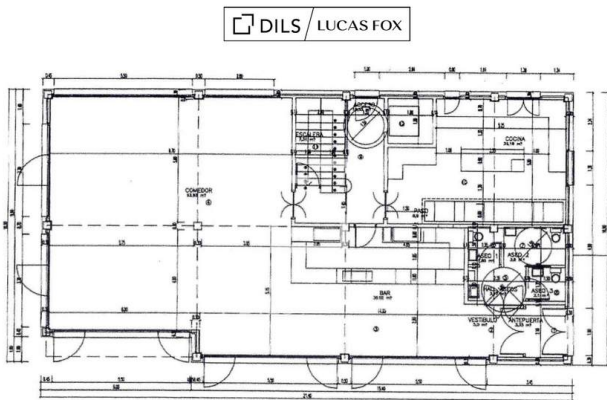
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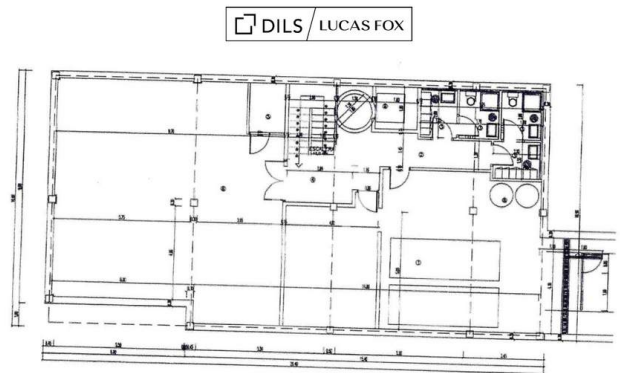
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