

Price on request House / Villa - Sold

## Traditional 19th century Galician type county house for sale in Caldas de Reis, Pontevedra

Spain » Galicia » Pontevedra » 36653

6	5	650m <sup>2</sup>	15,800m <sup>2</sup>
Bedrooms	Bathrooms	Floorplan	Plot size



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

+34 886 908 295 · vigo@lucasfox.es · lucasfox.com · Calle Velazquez Moreno 17, Planta 2, Vigo, Spain



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All stone country house with an annexe guest house, small building ruin, located 20 minutes' drive inland from the coast and boasting 1.5 hectare of land, privacy, tranquillity and lots of potential to renovate to make a unique property.

The initial stones of the property date back to the mid-1800's and throughout the years it has been gradually completed. The property is completely private with a large stone wall and an exterior filled with lovely English type gardens and passageways, tall trees, a traditional Galician type granary and mature flower gardens that make this an exceptional country house.

A large private stone wall surrounds the perimeters of the land, measuring a total of 6,927 m<sup>2</sup>. Here we are welcomed by a large entrance to the property. Upon entering, we are greeted by a passageway that leads to the garden and the country house.

Once inside, we are welcomed by the reception hall and a staircase organises the home into the day and night section. The ground floor offers a large living and dining room with an original well-maintained fireplace. In this area, we have access to the English gardens.

On the right side, we find the eat-in kitchen area, and here we have a door that gives access to the back area of the home where we find the parking section and guest house. On the first floor, we have a sleeping area with two ensuite bedrooms, two bedrooms and a shared bathroom. Two bedrooms benefit from exterior balconies overlooking the gardens.

The main home is need of an upgrade, but many original features can be maintained. Once outside, apart from having a beautiful garden area, we find the guest house which used to be used for the service staff, but now can be adapted for guests. This place has two bedrooms, a small living room, laundry and utility room. There is also a wine cellar and storage room.

There is a small old building ruin, which was used to keep tractors and barn materials which would need a complete renovation, a large shed which is currently used for storage and cleaning materials for the gardens.

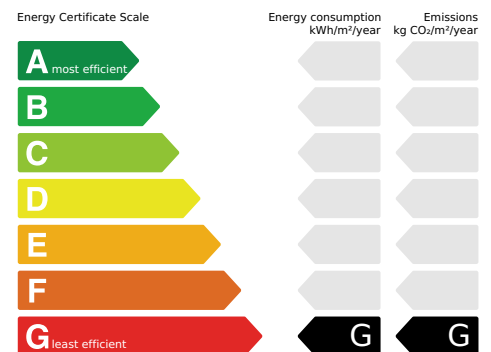
The state of conservation is very good and the property blends perfectly into its natural surroundings.

Behind the main plot, we have the annexe land, which measures a total of 8,690 m<sup>2</sup> (approx). This plot is completely open with its boundaries marked but not fully fenced. It can only be used for agricultural purposes.



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Mountain views, Garden,  
Wooden flooring, Period features,  
Period Building, Natural light, Parking,  
Wheelchair access, Well, Views,  
Utility room, Transport nearby,  
To renovate, Storage room,  
Service entrance, Pet-friendly, Heating,  
Fireplace, Exterior, Equipped Kitchen,  
Chill out area, Built-in wardrobes,  
Barbecue, Balcony



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The home would be suitable for a large family looking for a home in the area of Galicia inland or an investor or entrepreneur looking to invest in the property or the project. The property would be an excellent business opportunity to convert it into a small boutique hotel or to enjoy the tranquillity in privacy and quick access to Pontevedra and Santiago de Compostela.



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