

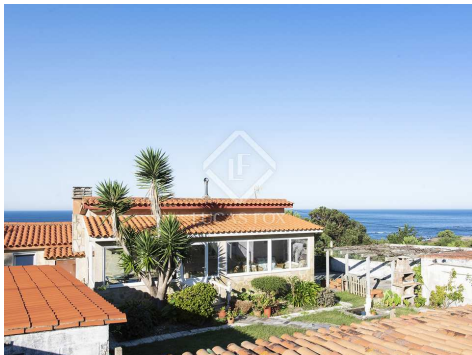
€335,000 House / Villa - For sale - Exclusive listing

A Cottage type house with 4 bedrooms and stunning ocean views of the Atlantic for sale in A Guarda, Pontevedra

Spain » Galicia » Pontevedra » 36780

4 Bedrooms **3** Bathrooms **281m²** Floorplan **421m²** Plot size

EXCLUSIVE LISTING



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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OVERVIEW

A beautiful cottage house with an easy to maintain garden area, stunning views of the Atlantic Ocean and located a short distance for the town centre.

This solid, well-built house is located a few minutes away from the town of A Guarda, close to the Portuguese border, in Southern Galicia. The property has four ample bedrooms and an open-plan kitchen with living and dining rooms offering stunning and unobstructed views of the river Miño, Portugal and the Atlantic Ocean.

The house is located on a small plot measuring 421 m², it has a surface of 206 m² on two levels of space. There is a parking area for five cars outside the perimeter and an easy-to-maintain garden with a chill-out area.

We access the main house and find an enclosed porch area full of sunlight. The main level has an open layout living and dining room area, and a fully equipped kitchen. Next to the kitchen, there is a bathroom for guests.

From the living room, we access an ample space that is currently used as an office and library. The views from here are unique. The office connects to two good-sized bedrooms, one of them with an en-suite bathroom. Both bedrooms get abundant natural light and have unique views of the surrounding landscape, including unobstructed and stunning views of the Atlantic Ocean.

In the dining room area we find a staircase leading us to the lower level which has two additional bedrooms and plenty of storage space.

The plot measures 421 m² and features a room with a full bathroom, and additional space to build a kitchen and transform it into a studio, independent from the main house.

There is a garden area with an orchard and a chill out section with vines.

Building regulations in the surrounding area are very strict, meaning that the extraordinary views this property has of the coastline, beaches and the ocean will always be protected.



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Sea views, Mountain views, Garden, Natural light, Parking, Views, Utility room, To renovate, Storage room, Panoramic view, Open kitchen, Heating, Fireplace, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Barbecue

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Bedrooms	Bathrooms	Floorplan	Plot size

The property features double glazed windows, a central heating system that runs with gas-oil and a wood-burning fireplace.

This charming house with amazing surrounding views would be suitable for a growing family or a couple looking for a primary residence. It would also be ideal as a Bed and Breakfast as there is plenty of demand for short term accommodation from pilgrims walking the Camino and passing by the property on a daily basis.

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