



Beniganim, VALENCIA

If you want a bargain then this is it!! It has been reduced considerably, the owners are desperate to move. All details below. This property is located in the region of "La Vall de Albaida" 2 kilometres from the town of Beniganim, in the province of Valencia. In a natural environment with fresh air and tranquility. It is connected by rail and road with Valencia (45 minutes drive) and other cities and towns around, Xativa, Ontinyent, Gandia, Oliva etc. All in easy driving distance. The village itself has numerous amenities including supermarkets, many various shops, Bars/Restaurants, youth centre and new theatre, also a Public Pool and many sporting facilities. The village atmosphere continues with numerous fetes throughout the year. It also provides an excellent 24 hour medical service, with doctors speaking Spanish, English and French. The property is sited on 8606m² of fenced/walled land containing Olive, Almond, fig and Lemon trees, along with many plants shrubs and flowers. The villa comprises of 128m² plus a covered, partly glazed veranda of 33m² giving a total of 161m². The interior includes entrance hall leading to lounge/diner with wood burning stove, which heats throughout. 3 large double bedrooms, the master with air con and ensuite bathroom. The other two bedrooms enjoy another large bathroom. A generous kitchen and laundry room. Adjacent to the villa is a separate garage/log store and attached workshop. The villa is totally supported with an up to date Solar System with controls housed in another separate building, with additional generator. A rear patio enjoys marble topped dining table and chairs, a Jacuzzi and enclosed barbecue structure. The villa is protected with a "Police respond alarm system" plus security grills on all doors and windows. Satellite TV is obtained via large satellite dish. The villa is equipped with both telephone and internet services. After a recent government energy inspection, the property was given one of the best energy efficiency ratings of Valencia, nothing less than a Class B. This villa has full gas central heating throughout all the bedrooms and bathrooms.

BASE INFORMATION:

Bed : 3
Bath : 2

LAND INFORMATION:

Square feet : 161

CONVENIENCE: