



# Andaluz Homes

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## Casa Estrella

5-bed Townhouse in Alcalá de los Gazules

## € 349,995

Reference: C00ALC134



### Details

- 5 bedrooms
- 4 bathrooms
- Plot area: 281sqm
- Constructed: 281sqm

### Nearby

- 1km: Several Restaurants
- 58km: Vejer Costa
- 20km: Fair Play Golf Resort
- 51km: Train Station Jerez de la Frontera
- 59km: Airport Jerez de la Frontera

Unique 5 bed, 4 bath townhouse in elevated position with private terraces, gardens and stunning views just 45 minutes from the coast.

Casa Estrella is a beautiful property located in the heart of the old white village of Alcala de los Gazules. Restaurants shops and bars are all within walking distance along with the traditional pretty plazas and historic buildings. Good road links make it easy to travel around the province and explore all of the wonderful things this region has to offer.

Cadiz City, Jerez City and Gibraltar can be reached within an hour by car, whilst the glorious coast lined with natural beaches is a similar distance to the west. Although the beaches are a particular draw for visitors, Alcala is also located right on the edge of the beautiful natural park and the Sierra de Grazalema. It is a paradise for anyone who enjoys outdoor activities such as hiking, biking and bird watching.

Casa Estrella itself is a large property which was originally several smaller properties which the owners have renovated throughout. They have created a wonderful modern and contemporary style home whilst maintaining the feel of a traditional patio house, largely due to retaining some of the original features such as beamed, vaulted ceilings and wooden doors.

Careful thought and attention has been given to maximize light in the open plan spaces and design a home which suits the Spanish indoor/outdoor lifestyle. It also offers areas which are comfortable and cool to retreat into during the warmer months whilst at the same time, are equipped with wood-burning stoves when needed occasionally in the winter.

The property is arranged over several floors which rise up naturally to follow the solid rock on which Alcala is constructed. A brief description is as follows:

Entrance from the street via traditional double solid wood doors with shutters leads into the formal foyer. There is a large area currently used as a sewing room. Stairs lead up to the first floor and the 2nd largest of 3 sitting rooms complete with wood-burning stove and large roof light to draw the natural light into the whole space.

4 of the 5 bedrooms are accessed directly from this space. The master double comes complete with walk-in wardrobe which could be converted into an en-suite if desired. The 2nd double has a door to stairs which lead up to a family bathroom and small private terrace. The 3rd double is currently used as a large study, whilst the 4th bedroom features a vaulted ceiling with light portals from the upper terrace. To access the 5th bedroom, you pass through beautiful double wooden doors and to the right. It features vaulted beamed ceilings, an en-suite shower room and a private central patio terrace which gives access to stairs leading up to the side garden with water feature and views across Alcala.

Stairs lead up from the central living room to extensive main living area. This features a wood-burning stove, separate dining area and glazed patio offering the perfect place to enjoy a BBQ. Stairs lead up to the modern fitted kitchen with integrated appliances and breakfast bar island. A small balcony overlooks the glazed patio whilst steps give access to the main roof terrace. This has a covered dining area offering shade from the summer sunshine and extends out onto the sun bathing terrace. From here you can enjoy fabulous views and beautiful sunsets to the west.

Stairs lead up from the kitchen to the 3rd sitting room with double aspect glazed doors opening out to the side into the private garden with lemon tree, almond tree and pretty planted borders. To the front is a sunny terrace complete with pergola from which you can enjoy far reaching views to Medina, Vejer and over the surrounding countryside. This room could also be used as a bedroom/guest room as there is also an en-suite shower room conveniently located on this level.

Returning to the ground floor and accessed from a lower patio next to several store areas is what could be further guest accommodation. It is a good sized room (the size of a large double room) which extends into a small kitchenette. It has separate access from the main street and was previously used as a photography studio.

This property is a fabulous family home but also offers potential as a guest house.

Total constructed area approx: 281sqm

Total plot area approx: 281sqm

Status: Urban

CEEE rating: TBC

Note: Whilst the property description and details provided are intended to be factually correct the accuracy of this information cannot be guaranteed and does not constitute an offer of contract. All properties are offered for sale unfurnished unless stated otherwise.

The advertised property marketing price is subject to standard Spanish Notary, Land Registry, Stamp Duty (ITP), Legal and Estate Agency Fees.

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