

# 3 Bedroom House - Guía de Isora - 9856

Property type	<b>House</b>		
Location	<b>Guía de Isora, Guía de Isora</b>		
Pool	<b>Private pool</b>		
Views	<b>Ocean view, Panoramic views</b>		
Sale	<b>950 000 €</b>	Reference	<b>9856</b>
Land	<b>8372m<sup>2</sup></b>	Built area	<b>177m<sup>2</sup></b>
Living area	<b>143m<sup>2</sup></b>	Terrace	<b>70m<sup>2</sup></b>
Garden area	<b>Yes</b>	Garage	<b>Yes</b>
Kitchen	<b>Open-plan</b>	Bedrooms	<b>3</b>
Bathrooms	<b>1</b>	Furniture	<b>Fully</b>

We are pleased to present this property with 8,372 m<sup>2</sup> of agricultural land and a 143 m<sup>2</sup> house, two outbuildings, a 32 m<sup>2</sup> swimming pool, a sunny terrace, and breathtaking views of the sea and La Gomera. The house comprises three spacious bedrooms, a living room, a pantry, an open-plan kitchen, and a barbecue area, all integrated into a large enclosed terrace of 58 m<sup>2</sup>.

The property is fully fenced, has two separate entrances, and internal pathways to all areas of the estate.

The property is located below the TF-1 motorway at approximately 450 m above sea level, in the municipality of Guía de Isora. This elevated location offers one of the best climates on the island, as well as stunning views of the surrounding landscape, the Atlantic Ocean, and even La Gomera.

Despite the peaceful, rural setting, shops, restaurants, schools, and all essential services are within easy driving distance in nearby towns, and the TF-1 motorway is just a few minutes away.

## Property

### The property features:

- Total area: 143 m<sup>2</sup>

The covered terrace serves as the central living and dining area.

## Layout

- Entrance area
- Open-plan and bright kitchen fully furnished and equipped
- Spacious dining area on the integrated terrace with barbecue
- Living room
- Three double bedrooms
- Bathroom with shower

- Pantry
- Enclosed garage
- Large storage room housing the batteries for the solar panels and all the necessary equipment.
- Independent electricity supply via solar installation, 5.5 kW power and 10 kW battery storage capacity

### The Property:

The property includes several legally registered outbuildings, among them two separate buildings with multiple potential uses.

The property is well-maintained and has ideal soil for cultivation.

- Spacious gardens and terraces
- Fruit trees such as banana, persimmon, citrus, and others
- Irrigation system available
- Two independent water connections

Municipal domestic water

Private irrigation water

Year of construction: 2007

Property tax (IBI): €221/year.

Asten Realty reference: 9856



