Finca - Cortijo in Comares

€295,000

Comares, Málaga

Bedrooms: 4 | Bathrooms: 2 | Plot: 31000 m² | Built: 113 m² | Terrace: 50 m²









Overview

TWO LIVING UNITS: MAIN HOUSE + SEPARATE GUEST ANNEX
A rare country estate near Comares, set in a peaceful green valley where you can hear the river flowing for most of the year. The finca offers privacy, nature and genuine rental potential, surrounded by an established orange orchard, a variety of citrus and fruit trees, a section of olive grove, and a large vegetable garden.

Highlights
• Two-level finca with registered main house (upper) + guest unit/annex (lower)
• Two pools: main pool upstairs + small plunge pool downstairs
• Mains electricity + water from 3 private wells and 100,000L+ on-site storage

• Orange orchard, citrus and fruit trees, olive grove, plus a large vegetable garden
• Large garages and outbuildings (potential studio/workshop, subject to permissions/registration)
• Great location: 12 min Comares, 8 min Los Ventorros (restaurants), 45 min Vélez-Málaga

The property is ideally located approx. 12 minutes from Comares, 8 minutes from Los Ventorros (with several restaurants), and around 45 minutes from Vélez-Málaga.

The finca is connected to mains electricity. Water is supplied via three private wells and on-site storage exceeding 100,000 litres, ideal for irrigating the orchard and gardens and for buyers looking for a more self-sufficient lifestyle.

The finca is arranged over two levels and includes a registered main house (Land Registry/Nota Simple) on the upper part of the plot, plus an additional guest unit/annex on the lower level (reflected in Cadastre/IBI). This layout makes it perfect for extended family living, hosting guests, or creating a strong holiday-rental setup.

Upper house (registered main house): 2 bedrooms, living room, kitchen and bathroom, plus a swimming pool, outdoor summer kitchen and a large garage, ideal as a comfortable home or a high-demand holiday rental.

Lower unit (guest unit/annex): one large and one smaller bedroom, living room, kitchen and bathroom, plus a large internal storage room. Outside there are several outbuildings and a large garage with excellent potential to be converted into an extra studio (subject to the relevant permissions/registration). A small plunge pool provides a refreshing place to cool down in summer.

Documentation note (transparent): The Land Registry/Nota Simple currently shows one registered dwelling; the Cadastre/IBI reflects additional built elements. Full documentation is available and will be clearly explained to interested buyers.

Amenities

Setting: Country
Orientation: South West Orientation
Condition: Good Condition
Pool: Private Pool
Climate Control: Air Conditioning, Fireplace
Views: Mountain Views, Country Views, Panoramic Views, Pool Views
Features: Covered Terrace, WiFi, Guest Apartment, Guest House, Storage Room, Utility Room, Barbeque
Furniture: Part Furnished
Kitchen: Fully Fitted Kitchen
Garden: Easy Maintenance Garden
Parking: Garage, Covered Parking, Multiple Parking Spaces
Utilities: Electricity
Category: Holiday Homes, Investment, Resale

Taxes & Fees

IBI: €365 per year

Contact

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