**FINCAS M & M INMOBILIARIA**

Avenida Salamanca 10, Local 10
Bormujos

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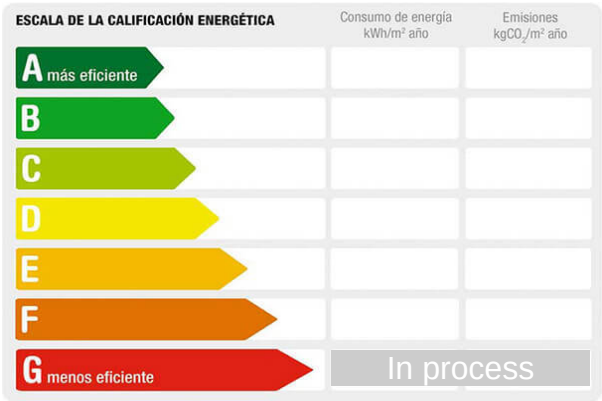
|---|---|
| Reference: | **1374-100601** |
| Property type: | Rural property |
| Sale/rent: | For sale |
| Price: | **75.000 €** |
| Condition: | To be reformed |

| | |
|---|---|
| Town: | Cabeza la Vaca |
| Province: | Badajoz |
| Postal code: | 06293 |
| Zone: | CABEZA LA VACA |




**Sqm built:** 55 **Plot sq.meters:** 49469

**Description:**

RUSTIC PROPERTY WITH VIEWS OF THE TOWN OF CALERA DE LEÓN (BADAJOZ)

We are facing a farm of almost 5 hectares of land with holm oak trees and where there is a building of about 55 m2 with 2 compartments.

Located next to the road that connects the towns of Cabeza la Vaca and Calera de León, about 6 km from Cabeza la Vaca and 4 km from Calera de León.

It is completely fenced and where there is light passing through the property, in fact there is a light pole very close to its entrance.

As for water, a borehole would have to be dug, there is no risk of drought since a lot of water passes through it.

The best thing about the property is that it is easily accessible since it is located at the foot of the road, although the access road would have to be cleaned.

Ideal for recreation, the building had to be renovated, and livestock farming.

Indicate that the intermediation fees for the buyer are not included in the sale price. (€2,000 + VAT).

Other expenses not included: ITP (asset transfer tax), Notary, Registry and possible financing expenses.

FIA (Abbreviated Information Sheet) available to clients in accordance with decree 218/2005 of the Junta de Andalucía.

Trust FINCAS M Y M, we have been making the dreams of many clients come true for more than 40 years.