



Spacious house with 5 bedrooms in the picturesque village Gorna Lipnitsa, close to Pavlikeni

This property is situated in the small but well-developed village of Gorna Lipnitsa, which is 12 km away from the town of Pavlikeni and 37 km away from Veliko Tarnovo. The village has all basic amenities, such as shops, a restaurant and a community centre. There is also a church and a village hall, a pharmacy and even a museum. It is near the town of Polski Trambesh, famous for its mineral spas with healing powers.

The house is in good condition and needs some minor renovation works – after their completion it will turn into your new lovely Bulgarian home where you can spend blissful days with your family. The house is arranged on 2 floors and has total living area of 100 sqm. The first floor comprises of a corridor, a kitchen, 2 bedrooms, a bathroom and a basement. Inner staircase leads to the second floor where we find a corridor, 3 bedrooms and a balcony which reveals great panoramic views. There is a summer kitchen attached to the house.

The adjacent garden is 2300 sqm. It is in good condition and you can grow your own vegetables or create beautiful flower gardens. There are many fruit trees already planted. The garden also hosts a solid stone barn, lean-to shelters and a garage. The barn can be transformed into additional accommodation or a summer rest area with a BBQ spot where you can entertain your friends and family and have some great time. The property is supplied with water and electricity. It is also enclosed with a stone fence.

The area is well-developed. There is a dam near the village and also a river runs very closely - they provide excellent opportunities for recreational activities such as fishing, hunting, hiking and even sunbathing. Do not miss your chance to buy your new Bulgarian home set in a beautiful region with fresh air and picturesque nature.

REF: 5227/024

Euro 13,000

FEATURES

- Beautiful nature
- Quiet and peaceful
- Well-developed village
- Panoramic views
- Spacious house
- In good condition
- Needs renovation
- Summer kitchen
- Stone barn
- BBQ option
- Fertile soil
- Fruit trees
- Stone fence
- Garage
- Easy year round access



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These particulars are set out as a general outline only for guidance to intending purchaser(s), specification and condition of property and any appliances cannot be guaranteed.