



112 sqm



storage



5 bedrooms



4110 sqm



balcony



garage

2-storey house for sale, located in the village of Gostilitsa, close to Gabrovo

The village of Gostilitsa is situated in the picturesque valley of Yantra River, 36 km away from Veliko Tarnovo and 15 km away from Gabrovo. The location offers a variety of cultural and historical sites, one of which are the ruins of a Roman fortress, just 2 km south of the village. The area also offers excellent conditions for hunting, fishing and hiking.

We present to you a nice house in good condition and with sound foundations. It is arranged on 2 floors with total living area of 112 sqm. The first floor offers a hall, living room and 2 bedrooms. An internal staircase leads to the second floor where you will find a hall, living room, 2 bedrooms and a small balcony. Next to the house is the summer kitchen. This is a great house that needs some minor renovation works and will make a lovely new home for you and your family in such a charming Bulgarian countryside village.

The garden is quite large – 4110 sqm. It hosts a large stone barn which you can convert into summer recreation area with a BBQ and where you can have dinners with friends and family. After all there's nothing like dining alfresco under the starry night. Here you will also find shelters, cattle sheds and a garage. The garden offers enough space both for vegetable patches (you also have a water well) and for a lavish green part with beautiful flowers and a nice gazebo. The property is water and electricity supplied and is located next to an asphalt road so it is easily accessible throughout the year.

This is a great opportunity to purchase a Bulgarian real estate, in a magnificent location with picturesque nature, crisp mountain air and peace and serenity you haven't experienced before. Treat yourself to a home set in the terrific Dryanovo Balkan!

REF: 5390/036

~~Euro 20,000~~

Euro 18,400

FEATURES

- **REDUCED!!!**
- Beautiful village location
- Close proximity to town
- Close to town centre
- Close to a reservoir
- Needs renovation
- Summer kitchen
- Fertile soil
- Water well
- Stone barn
- Garage
- Asphalt road
- 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.