



THE SINGULAR SPACE
EXTRAORDINARY PROPERTIES



**Traditional country house near
Laredo, Cantabria**
Ref. S142

Over 2 hectares of land and 360° views over the Ría de Ansón.

Precio €600.000
10 habitaciones
6 baños
84 m² de superficie
2 Ha de terreno

This traditional country house simply could not be better located. Just 3 km from Laredo's lively beaches and new leisure port, 43 km from Santander and 59 km from Bilbao by highway.

The property is built in the traditional style using local materials, including brownstone masonry, ashlar stone lintels spanning the doors and windows, oak beams and baked-clay tile and hardwood floors.

The main residence totals 600 sqm across two floors, an attic space and a basement.

On the ground floor, we first encounter a small stone vestibule, or "estragal" as it is known locally, followed by the main hall, a 55 sqm living room with a large fireplace, the main dining room, another service dining area, the kitchen, a full bathroom and the pilgrim bedroom. There are three access points to this floor - through the hall, the kitchen and the dining room - and it is accessible for people with reduced mobility.

The first floor houses six bedrooms, all boasting at least a roomy 15 sqm, a landing with a fireplace and three full bathrooms, one of which is the en-suite to a bedroom which also has its own dressing room. One bedroom features a wrap-around sun deck and another has its own balcony.

There are another three bedrooms in the attic, all more than 15 sqm, as well as a full bathroom. The remainder of the space is open-plan and can be tailored to suit a whole host of needs.

The property's basement makes the perfect space for a wine cellar, with independent internal and external access.

The whole property enjoys gas-fired heating and hot water, with a separate boiler for each floor.

Outside, the property is flanked on all sides by an estate covering more than two hectares. The views of the Ría del Asón are incredible from any point on the estate and from the highest point, the entire bay of Laredo, Santoña and Noja is visible. The garden is lush with apple trees, walnut trees, cherry trees and plum trees, and the borders are lined with majestic native oaks, chestnut trees and holm oaks, as well as other ornamental trees including judas trees, mimosas, canary palms and cypresses.

The property comprises two additional independent structures, one near the main house which is used as a garage and another near the border of the estate which was once stables for two horses.

A levelled-off area next to the house offers parking for up to seven vehicles.



Contacto

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