



THE SINGULAR SPACE  
EXTRAORDINARY PROPERTIES



**Mill with a unique architecture.**  
**Salamanca**  
**Ref. S65**

On the embankment of the Tormes River we can find this lovely 21,000m<sup>2</sup> estate with building covering a surface of 800m<sup>2</sup> distributed amongst several constructions.

**5 habitaciones**  
**6 baños**  
**800 m<sup>2</sup> de superficie**  
**2.1 Ha de terreno**

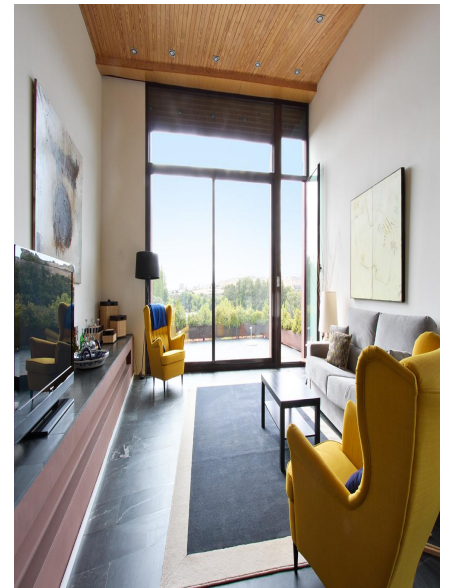
Built using an innovative architecture, unique due to the exposed weathering steel structure and its location within the estate.

A renovated mill with an abundant water stream, a spectacular designer main dwelling.

There is a second renovated house made of wood and stone, used as a guest house or for the housekeepers, equipped with kitchen, bathroom, open area for a living room with a wood burner and a bedroom area. At the back there is a large open area used as a warehouse. The icing on the cake are the old ruins of the old miller house which, together with the foliage highlight the setting and provide a magic touch to the property.

The main dwelling has 300m<sup>2</sup> distributed on two floors. On the ground floor there are four large bedrooms, each of them with their own bathroom, luxury materials and finishings, perfect rooms for resting, with all windows facing the garden area. On the same floor there is also a toilet and access to the garage. The second floor is used for the common rooms and there is a striking distribution focused on the large windows with unparalleled views over the river, the mountain landscape and the castle of the nearby town. It includes a split level, first with a large open plan reception room that joins the kitchen and dining room, all of it surrounded by an amazing overhanging terrace. A few steps higher we can find another living room with a weathering steel fireplace and a space dedicated to a studio or office desk. Diesel heating with radiant floor. The estate includes a lush vegetation, special corners and the perimeter is fenced off with steel and stone.

There are some town of high touristic interest nearby, like Bejar at 20km, Guijuelo at 20km and Madrid 2 hours away. This is a unique property located in a beautiful setting, surrounded by the Tormes River.



Contacto

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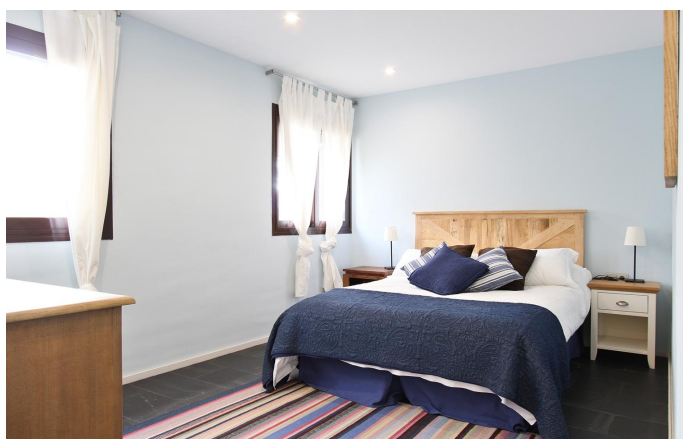
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