

Villa for sale in Barbate - Cádiz

Barbate, Cádiz

Reference: 221801



549,000 €

3,334 €/m²



165 m²



5 (5+0)



3 (2+0)



Yes

Description

GILMAR presents this attractive rustic property located in one of the most privileged areas of Barbate. Its ~~orientation~~ orientation allows for stunning front-facing views of the marshlands and the sea directly from the living room. Furthermore, its strategic location, just 2 kilometres from Zahara de los Atunes and only a few minutes from the beach, makes it a unique opportunity on the Costa de la Luz.

The property sits on a private plot of 710 sqm and features a fully refurbished residence of approximately 164.69 sqm, offering a functional layout and generous living spaces. It comprises five bedrooms, a bright living room with large windows and beautiful views, two full bathrooms, and a fully

equipped kitchen. The home stands out for its excellent natural light and optimal orientation, designed to ensure comfort throughout the year.

The property is free of encumbrances, ensuring a secure transaction from a legal standpoint.

Located in the La Janda region, Barbate is one of the most distinctive enclaves in the province of Cádiz, renowned for its natural surroundings, unspoiled beaches—such as Playa de la Hierbabuena and Playa del Carmen—and its rich culinary tradition centred around bluefin tuna. In addition, its proximity to La Breña and Marismas del Barbate Natural Park offers a wide range of outdoor activities, including hiking and nature experiences.

Description

Thanks to its features and location, this property represents an excellent opportunity as a primary

residence, holiday home, or investment with strong potential in the vacation rental market, benefiting from a tourist license.

Photographs

