



Finca - Rural Estate for sale in Gaucín, Gaucín

2,800,000 €Reference: R5107468 Bedrooms: 8 Bathrooms: 6 Plot Size: 70,000m² Build Size: 700m² Terrace: 1,100m²



Serranía de Ronda, Gaucín

INVESTMENT OPPORTUNITY: This is a unique opportunity to buy a real Finca-Cortijo in Andalucia together with a young avocado plantation. There is a total built surfaces of 1.800 m², 70.000 m² of fully fenced land including 23.000 m² of productive avocado plantation with all the water they need and all the irrigation system installed and working perfectly. The constructed areas include the main house which in the old times was a water mill, guest housing facilities, staff house, winery, storage, porche areas and floored terraces. The avocado plantation now has 950 trees, but this is only 23.000 m² out of 70.000 in total. There is still room for more. The plantation is a flat area so its much easier to work on them and collect. The main supply for the avocados is water. The finca not only has 500 m long riverside, but also 3 wells. With only one of them there is plenty of water for everything. Furthermore, there are different orange, lemons, olive trees and vineyards. The access is as simple as driving the road from Manilva to Gaucin. It takes just about 25 mins down to the beach, or 30 mins to Guadalmina or Sotogrande. Estimated 5 year ROI over the plantation value, 59%. Estimated f year ROI over the total purchase, 21%. (not considering any productivity from the housing facilities, but it would be ideal for rural tourism).



Features:

Features	Orientation	Climate Control
Covered Terrace	South	Fireplace
Private Terrace	South East	Central Heating
Storage Room		
Ensuite Bathroom		
Double Glazing		
Solarium		
Guest Apartment		
Utility Room		
Barbeque		
Day Care		
Staff Accommodation		
Views	Setting	Condition
Mountain	Close To Town	Good
Panoramic	Country	
Country	Village	
Garden	Mountain Pueblo	
Courtyard	Close To Forest	
Forest		
Pool	Furniture	Kitchen
Private	Not Furnished	Fully Fitted
	Optional	
Garden	Security	Parking
Private	Gated Complex	Private
Landscaped		Open
Easy Maintenance		More Than One
Utilities	Category	
Electricity	Holiday Homes	
Drinkable Water	Investment	
Photovoltaic solar panels	Bargain	
Solar water heating	Resale	