

## ADH71: Pobrais

Old stone house and ruin to renovate, with over two hectares of woodland and arable land.



The house is on the edge of a tiny quiet village 8km from the small town of Figueiro dos Vinhos (which has a very good Saturday outdoor market), 15km from Pedrógão Grande and the lake of Cabril, and 65km south of Coimbra.

The 61m<sup>2</sup> footprint is divided into 2 storage /cellar rooms with 5 rooms above and stairs leading up to a good roof space. Close to the house is a ruin (not registered but easily done).

The property consists of 3 plots. On one of them a house of up to 250m<sup>2</sup> can be built.

Electricity and mains water are right next to the house so will be very cheap to install.

The woodland is mostly pine but there are also a lot of big oak trees. There are 3 arable fields (that need cleaning) with a water well and olive trees.

With the house renovated this could be a very nice property.

**Price: 71,000 euros**

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