



## Stunning 3 Bedroom Villa For Sale in Plenimir General Toshev,



### Agent Info

Naam:	Niall Madden
Bedrijfsnaam:	Esales Property Limited
Mistlampen:	United Kingdom
Experience since:	2002
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefoon:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 164,322.16

### Locatie

Aanbevolen Auto Onderdelen:	Bulgaria
Staat/Regio/Pronvincie:	Dobrich
Adres:	Plenimir
Postcode:	9524
Geplaatst:	12-09-2024

Omschrijving:

Stunning 3-Bedroom Villa For Sale in Plenimir General Toshev, Bulgaria

Esales Property ID: es5553695

### Property Location

Street 10, Number 20

Plenimir,  
General Toshevo  
Dobrich region,  
Bulgaria,  
9524

### Property Details

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living,



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Bulgaria is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

Residency and tourism in Bulgaria are going through a golden age right now thanks mainly to the country's breath-taking natural scenery and low cost of living in comparison to similar climates. This excellent property is a unique opportunity for someone to invest into this hidden gem and at the current price, it surely won't be on the market for very long.

This superb villa is located in the picturesque village of Plenimir just 5km outside General Toshevo and features 3 bedrooms, 3 bathrooms, garage, fully fitted kitchen, cellar and a spacious 2000m<sup>2</sup> plot of lush green land. With 10 rooms in total, this house offers potential owners plenty of room to be creative and put their own unique influence on the place. The property is perfectly located to give a feeling of privacy and intimacy without being too isolated from amenities in the village.

This property not only offers owners a comfortable and spacious place to live but also the chance to venture into the lucrative holiday rental market, in which Bulgaria is one of the fastest growing areas in Europe. Plenimir is a beautiful part of Bulgaria in its own right, thanks mainly to its picturesque scenery, and is also a great base from which to explore many other must-see places in the country such as the city of Dobrich (just 18km away) and the stunning black sea beach areas of Balchik and Albena. For those wishing to venture a little further, Plenimir is also a good place from which to discover many other European countries such as Turkey and Romania, of which the border is just 25 km away approx.

Sports and leisure fans will not be disappointed as the surrounding area is filled with many excellent walking and cycling areas. Golf fans will also be intrigued by the many beautiful coastal courses nearby such as Thracian Cliffs Golf & Beach Resort (just 40 mins) and The Lighthouse Golf Course (just 30 mins away).

The area is also very well-connected transport wise both locally and internationally, with Varna international Airport just 38 miles away. This of course provides yet another huge plus point in the context of the commuter and holiday rental market.

## ABOUT THE AREA

Plenimir is a village in General Toshevo Municipality, Dobrich Province, in north-eastern Bulgaria.

General Toshevo municipality is located in North-East Bulgaria in Dobrich District. The Municipality consists of 1 town (General Toshevo) and 41 villages. The territory of the Municipality is crossed by second-class road E-29 Varna – Constanza, Romania, 137.7 km of third-class roads, 97.1 km of fourth-class roads; these roads ensure connection to all population centres in the Municipality. Yovkovo border control point, which services the traffic on the border with the Republic of Romania, is located at a distance of 15 km from the municipal centre.

The Municipality is an environmentally clean region without industrial polluters, with a potential for development of rural tourism. Protected areas in the area of General Toshevo have been declared in the villages of Rossitsa, Loznitsa and Bezhanovo. Dabovik village was the first to start offering hunting



tourism. Areas for hunting tourism and fishing have been designated around Dryan Dam Lake, which has been granted under concession, and landscaped facilities for recreation have been built, as well as sports facilities with open-air and closed grounds and equipment.

## MAiN FEATURES:

- 300m<sup>2</sup> of living space
- 2000m<sup>2</sup> plot
- 3 Bedrooms
- 3 Bathrooms
- Private Parking
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Bulgaria
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com
- Just 18km from Dobrich City.
- Just 45 minutes approx. from many of the regions stunning black sea beaches.
- Just 25km approx. from the border with Romania.
- Surrounded by many excellent walking and cycling areas
- Close to excellent golf courses such as Thracian Cliffs Golf & Beach Resort and The Lighthouse Golf Course
- Just 38 miles from Varna international Airport.

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### **Algemeen**

Slaapkamers:	3
Badkamers:	3
Afgewerkte vierkante meter:	300 m <sup>2</sup>

### **Room details**

Indoor Features:	Fitted kitchen
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### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID:	IX6.071.664
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