

Rolling Hills

CHARMING ESTATES



Ref: TCR-102

Toscana - Arezzo - Bucine

PRICE: 910.000,00

Rolling Hills Italy

Piazza Abate Luigi Chiarini 10 - Montepulciano
www.rollinghillsitaly.com - info@rollinghillsitaly.com

GENERAL INFORMATION

Surface: 215.00 Mq

Bedrooms: 5

Bathrooms: 5

Swimming-pool: 1

Land: 0.6 ha

For sale portion of a beautiful farmhouse of 215 sq m in Castelnuovo Berardenga, Tuscany, with shared pool, 6.000 sq.m of garden, 5 bedrooms and 5 bathrooms.

For sale portion of a farmhouse of 215 sqm on 3 levels.

The building is located in a luxury and recently restored real estate complex, that is divided in several residential units.

Through an amazing porch you can reach the private courtyard, which is paved in natural stone, from which you can enjoy a breathtaking view over the surrounding hills, a perfect location for lunches and dinners with friends and family.

From the courtyard you can reach the detached bedroom with private bathroom, some rooms used as storages, an ancient wood oven and the beautiful residential unit.

On the ground floor there are a studio and a laundry;

On the first floor, that is connected to the ground floor thanks to internal stairs, we can find a kitchen with dining area and fireplace, a living room a bedroom and 2 bathrooms.

On the second floor there are 2 bedrooms and one bathroom.

Included in the sale price there is also an annex, composed of a bedroom, one bathroom and a kitchenet.

The garden has an extension of 6.000 sqm, which is enriched by plants, 63 olive trees, a carport (for 3 cars) and many shared services like pool.

STATE AND FINISHES

The portion is in perfect conditions, in fact it was bought and restored by the current owner in 2000;

using prestigious materials but preserving the original identity of the farmhouse.

SERVICES AND UTILITIES

The house is equipped with air conditioning, internet connection, an LPG heating system and the water is supplied by 2 wells (one well is private and the other one is shared).

USES AND POTENTIALITIES

This amazing portion is perfect as a second house in which you can enjoy your time in the middle of the nature, in a gorgeous location.

LOCATIONThe nearest town is only 10 min. (5 km) far, in 15 min. (8 km) you can reach Castelnuovo Berardenga and Ambra, Siena is 30 min. (37 km) far.

This location is perfect for the one that love riding.

The nearest airport is the one in Florence (1 h ; 75 km).

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