

Rolling Hills

CHARMING ESTATES



Ref: VEUCR-002

Umbria - Terni - Montecchio

PRICE: 595.000,00

GENERAL INFORMATION

Surface: 300.00 Mq

Bedrooms: 4

Bathrooms: 4

Swimming-pool: 1

Land: 1 ha

We are proud to be able to propose this fantastic property!

It has a perfect location and wonderful vibe to it.

Roaming the grounds you feel the Umbrian atmosphere while the house provides modern comfort and large spaces.

This home has lots to offer to a new owner:

it is located near a village and not far from the A1.

The property offers privacy but is not isolated at all.

The house is easy to adjust to your own style and taste,

and combines the traditional looks with a modern layout, comfort and security.

This property works great as a rental home, with potential for additional bed space

The house

This sturdy home is of recent construction.

It offers a modern open floor plan on both the ground floor as well as lower level.

The floors are made with cotto tiles and the traditional ceiling beams are visible throughout the house.

A wood stove and fireplace add charm on cold winter days. The kitchen offers plenty of work space and connects with covered porch. Thanks to plenty of windows the house has an airy feel to it.

The grounds

The house is situated at the higher end of the 1 ha. plot which offers a wonderful 180 degrees view.

The part with the house and pool area is fully fenced.

An electric gate gives access to a gravel driveway, leading up to a carport next to the house.

The salt water pool area is beautiful and flanked by terraces made with huge stones and topped with olive trees.

Between the house and the slightly lower positioned pool lies a lawn with the indispensable pergola, shades with vines.

A carved stone sink and accompanying stone BBQ come in handy in the summer season.

Below and behind the house an olive grove faces south and guarantees the owners of their own production.

The level part behind the house features a vegetable garden.

The area

This property is located near Montecchio which is part of the 'Borghi più belli d'Italia'.

The area is very well known for it's high quality olive oil.

This town has a nice historic center, with very authentic alleyways like for example Ugly Alley.

That little street takes you right back to medieval times!

There are various bars, restaurants, small shops and a post office.

Orvieto with a train station and access to the A1 motorway is about 18 kms away.

The nearest train station can be found in Alviano (11 km) and the quaint town of Attigliano (20 km), direction Rome, offers a train station as well.

Many other wonderful cities and sites are within easy reach.

Vineyards, olive groves and ancient hamlets dominate the local scenery.

The nearest airport is Perugia, followed by Rome.

