Le Marche

San Ginesio

Ref. 4204: Restored Farmhouse with five bedrooms, pool and apartment
Asking Price: € 550.000



Description

The Villa

For sale is Villa Il Prato; a lovely comfortable restored farmhouse with swimming pool, separate apartment and garage. The total floor area is circa 320 m^2. The villa has natural light filled interiors and has been designed for flexible use of the available space. On top of it is has stunning views!

On the ground floor of the main house your will find a living room with fireplace, artist studio, hall, utility room and a huge beautiful light filled kitchen.

Upstairs you will find a landing and two bedrooms and two bathrooms.

The Apartment

The apartment has living/kitchen, one bedroom and one bathroom. The independent entry of the apartment can give a holiday rental revenue.

As mentioned, the use of the available layout/space is flexible and could easily be all one house with maximum five bedrooms and four bathrooms. This could be achieved by making the studio a bedroom and the living room of the apartment a bedroom.

Outside

The villa has a gated drive. Furthermore, there is a garage and a wood storage.

The kitchen at back of the main house gives way to a portico for outdoor dining and easy access steps up to the swimming pool.

There is a working pizza oven not far from the swimming pool! So, the villa is well equipped for entertaining your guests.

The views from the swimming pool are to the southwest and the pool is perfected placed for the maximum hours of sunshine.

Finally, there are two outdoor seating gazebo areas perfect for sundowners, Aperitivos, sipping cappuccino or for reading your favourite book.

Location

The villa is very well connected. The Superstrada A14 is within easy reach. Likewise, the many interesting villages and towns, such as Colmurano and Macerata, San Ginesio, reachable in 5-20 minutes. The Adriatic Sea too is only 30 minutes' drive away. Ancona Airport is reachable driving in approximately 1 hour. Bologna and Rome are three hours away.

Pictures







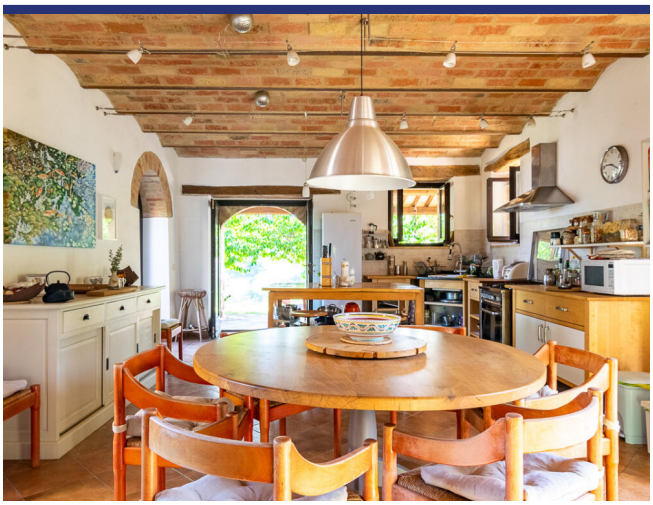


























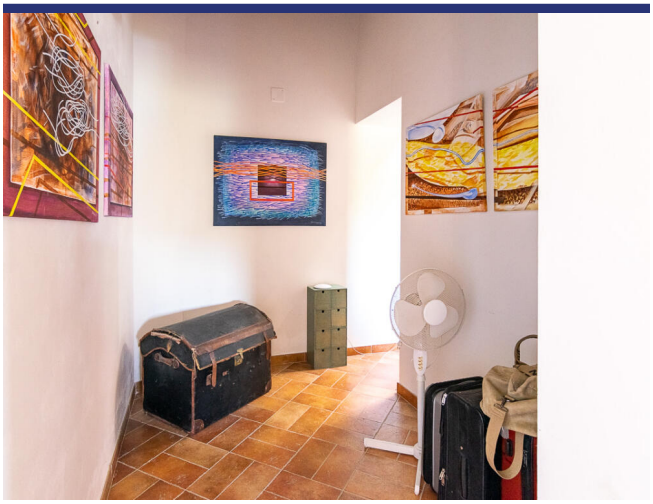




















































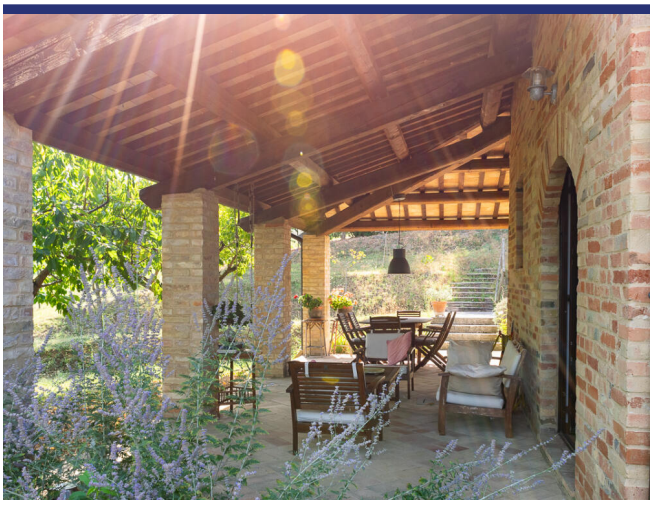
























Location & Details



(Map does not indicate the exact location of the property)

- Reference: 4204
- Villa/Farmhouse
- Panoramic View
- 35 km to Lake
- 40 km to Sea
- 5 km to Village
- Garden
- Terrace
- Central Heating
- Fire Place
- Garage: Yes
- Guesthouse: Yes
- Pool: Yes
- Asking Price: € 550.000

- Floorspace: 320 m^2
- SQM Plot: 4950 m^2
- Bedrooms: 5
- Bathrooms: 4
- Rental Potential: Very good
- Condition of the Property: Good
- Status: Sold

Information

Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee a for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

More Information or Questions?

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