Piemonte

Langhe

Ref. 5535: Family stone house, successful glamping activity and partially restored barn
Asking Price: € 650.000



Description

In the heart of the authentic Langhe Hills we find this beautiful country's estate with a bespoke glamping activity within its own private country estate. Situated in a south facing panoramic location with the most beautiful views over the Piedmontese countryside, vineyards and mountains. Located in a tranquil private position yet just a few minutes' walk to a charming Piedmontese village. The property is approached by a small asphalt road followed by a private driveway. Minutes from small towns that boast an excellent infrastructure with general stores, restaurants, bars etc. The larger towns of Alba, Canelli and Santo Stefano Belbo are all just a short drive away. Milan, Turin, the Italian Riviera, Italian Lakes and Alpine ski resort are all close by.

The retreat comprises of the following. A perfectly and beautifully restored Langhe Stone House, the original house dates back to 1800 and it has been restored with care, attention to detail and using only the highest quality materials. The attention to detail follows through to the systems within the house which include a sophisticated energy efficient heating system with 6kw of foto voltaic panels a condensing boiler and a heat pump for hot water. A further large Langhe Stone Barn already structurally restored and with a new roof providing an interesting opportunity to create additional habitable space developing the business activity or private family space. The property benefits from an underground water collection tank which can collect 10,000 litres of rain water. There is serious growing appreciation of luxury camping which is slowly beginning to conquer Italy. Perfect for tourists that want to be immersed in the paradise and silence of nature but enjoying a strategic location to explore the many delights that the small villages and towns that the Langhe Hills offer. Currently there are 5 Yurtes that each offer a welcoming spacious area where guests can sleep and relax enjoying a perfect location, it's possible to have up to 10 Yurtes or expand the business in other ways. Each Yurte has its own private and quite luxurious bathroom located just a few paces from each accommodation. They also each have heating offering maximum rental possibility throughout all seasons. There's use of a communal dining area if required and beautiful large above ground swimming pool. The countryside estate boasts 22000 sqm of meadowland, perfect for agriculture or developing as one wishes. The current owners grow vegetables and flowers , the possibilities really are many.

Pictures





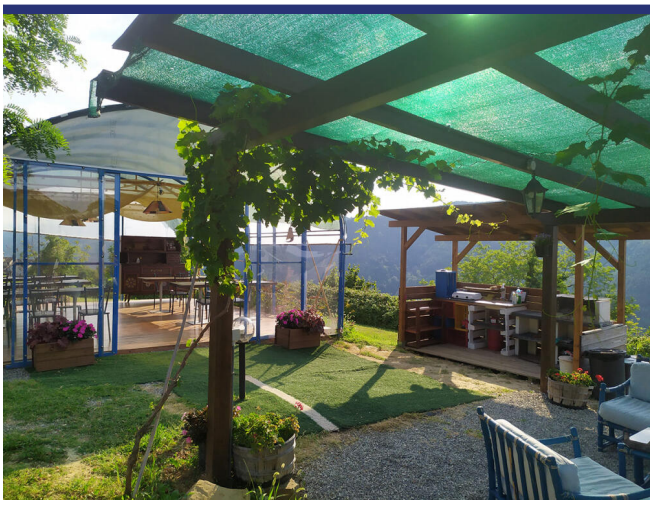




















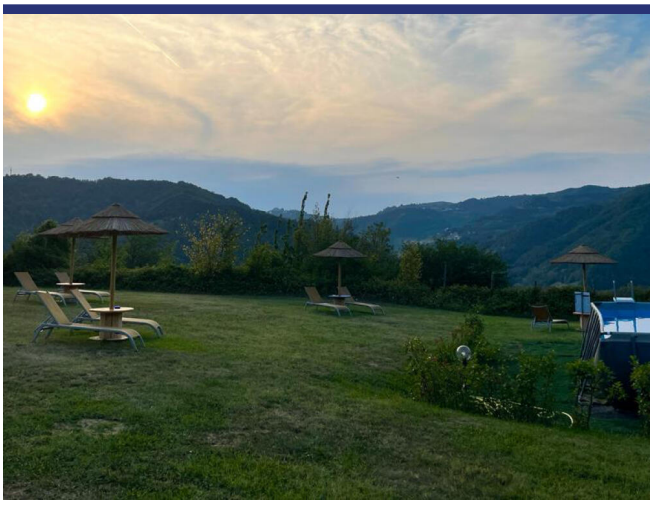




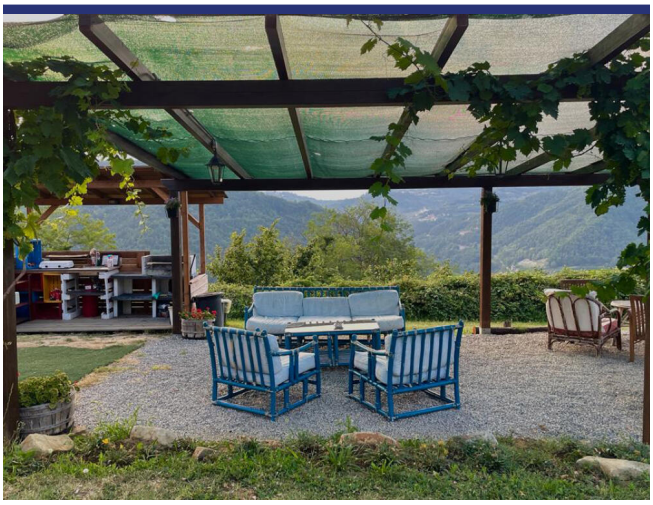




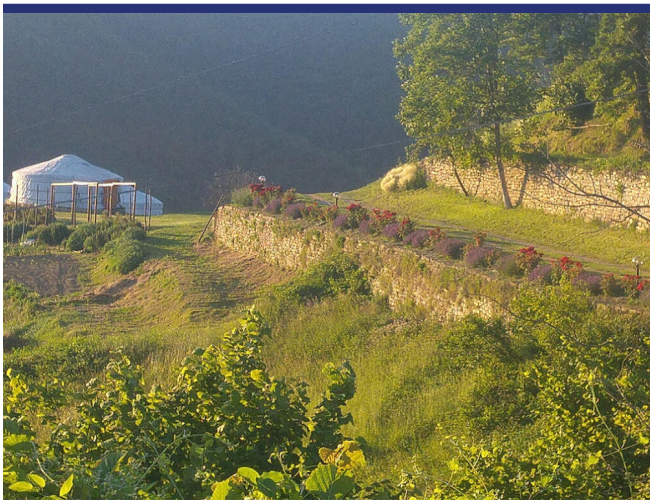




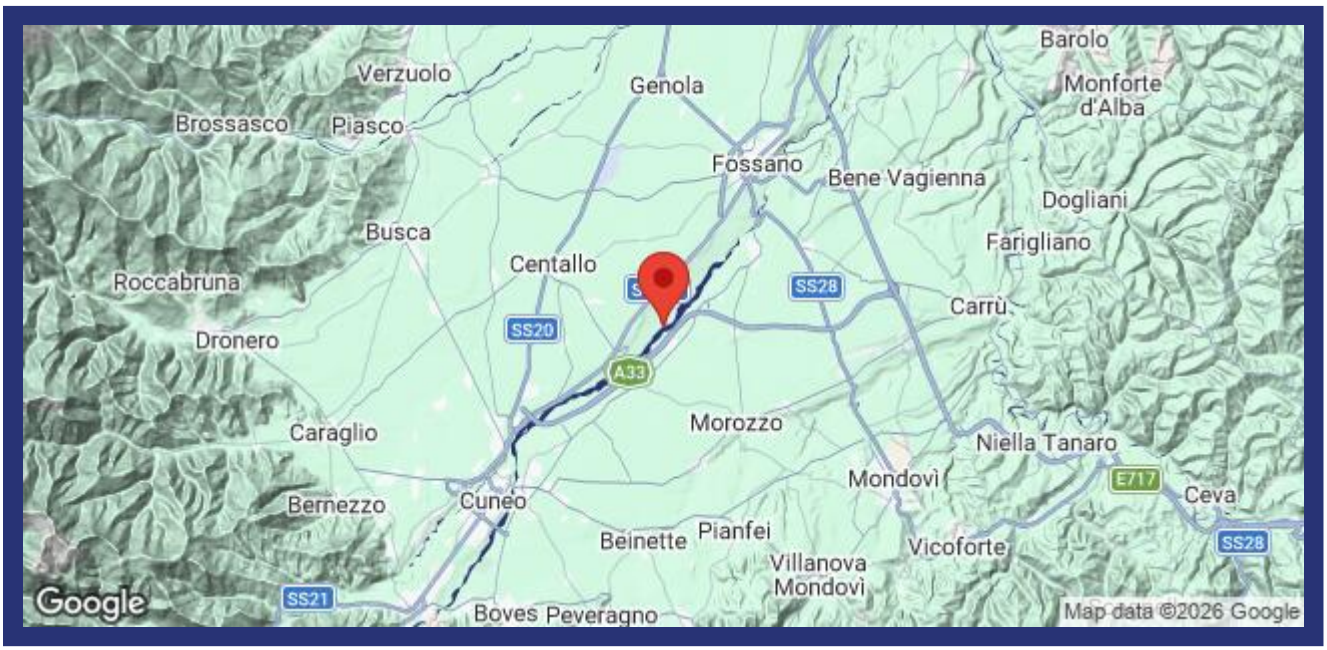








Location & Details



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

- Reference: 5535
- Villa/Farmhouse
- B&B/Agriturismo
- Panoramic View
- Garden
- Terrace
- Central Heating
- Fire Place
- Garage: Yes
- Guesthouse: Yes
- Pool: Yes
- Asking Price: € 650.000

- SQM Plot: 22000 m^2
- Rental Potential: Very good
- Condition of the Property: Very good
- Status: Available

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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