Piemonte

Vigliano d'Asti

Ref. 6582: Prestigious country villa with breathtaking views
Asking Price: € 1.580.000



Description

Situated in Vigliano d'Asti, this villa strikes the perfect balance between the charm of Piedmontese rural architecture and state-of-the-art technological comfort. Completely rebuilt in 2014 with careful restoration of original materials, the villa offers a breathtaking 360° view over the hills of Monferrato (a UNESCO World Heritage Site) and the entire Alpine arc, with the majestic Monviso providing a stunning backdrop.

Currently operating as a prestigious bed and breakfast, the property is perfectly suited both as a luxury private residence and as an established boutique hospitality business.

Interior: elegance and warmth

The villa is spread over two above-ground floors, plus a spacious and functional basement.

Ground floor (private residence): The main entrance opens onto a large, light-filled living room with a cosy open fireplace and an elegant dining area. The state-of-the-art kitchen, equipped with every modern convenience, offers unrivalled views over the rolling hills. The master suite is a true wellness oasis: a bedroom with a private fireplace, a walk-in wardrobe and a bathroom featuring both a bath and a shower. This floor is complemented by a private study.

First floor (B&B section): With a separate entrance and accessed via a staircase made of Luserna stone, the guest section comprises:

- Two spacious bedrooms with en-suite bathrooms
- A self-contained flat with a kitchenette, bathroom and master bedroom offering direct views of Monviso
- A panoramic breakfast room with a kitchen and access to a large terrace with breathtaking views (can be converted into an extra bedroom with a private terrace)

Each room is fitted with thermal and acoustic insulation for maximum privacy.

Basement: An area dedicated to relaxation and amenities, including a fully equipped gym, a taverne, a laundry room, a guest room with en-suite bathroom, provision for a sauna and steam room, and a double garage.

Exterior: an oasis of well-being

The 3,718 m² plot is meticulously maintained. Surrounded by a beautiful garden and the turquoise waters of the panoramic infinity pool, you can enjoy views of the UNESCO-listed Monferrato hills. The absolute highlight is the outdoor area:

- 12×5 fully automated infinity pool: an overflow pool that appears to merge with the rolling landscape
- Pre-installation for a jacuzzi
- Garden with automatic irrigation system

Efficiency and technology

Built to the highest modern standards:

- Underfloor heating, air conditioning in every room, 5.8 kW solar panels and a solar water heater
- Double-glazed wooden windows
- Water softener and central vacuum system
- High-quality thermal and acoustic insulation

Why choose this property

This property is more than just a house; it is a sensory experience. Ideal for those seeking tranquillity and beauty without compromising on modern comforts.

Pictures



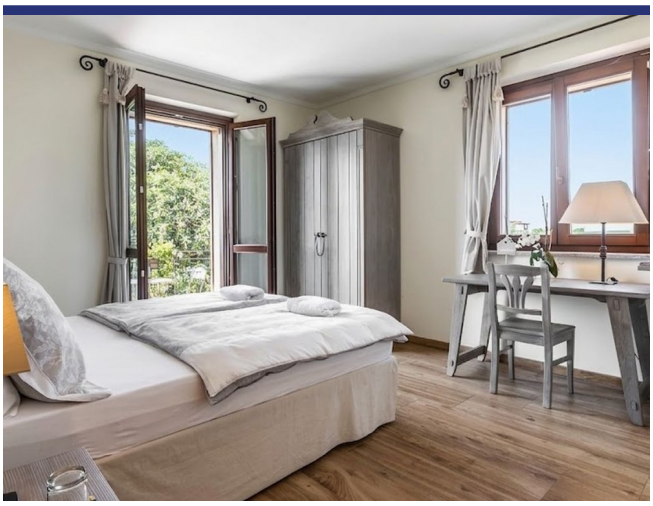








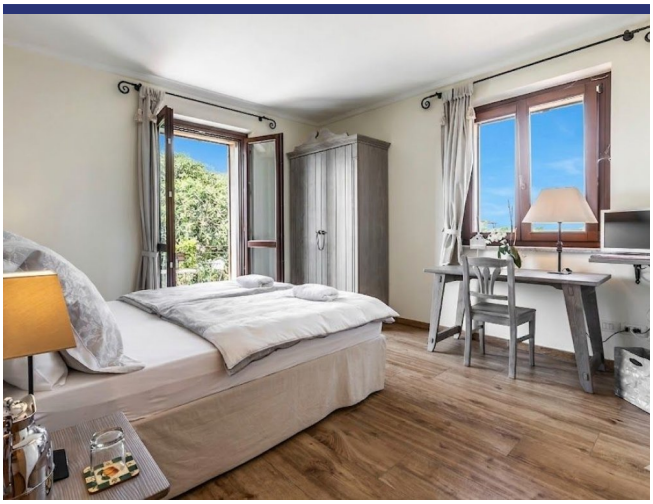


























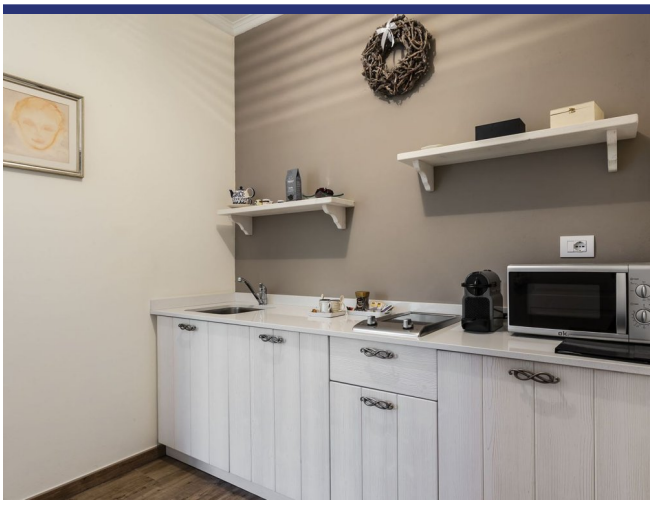


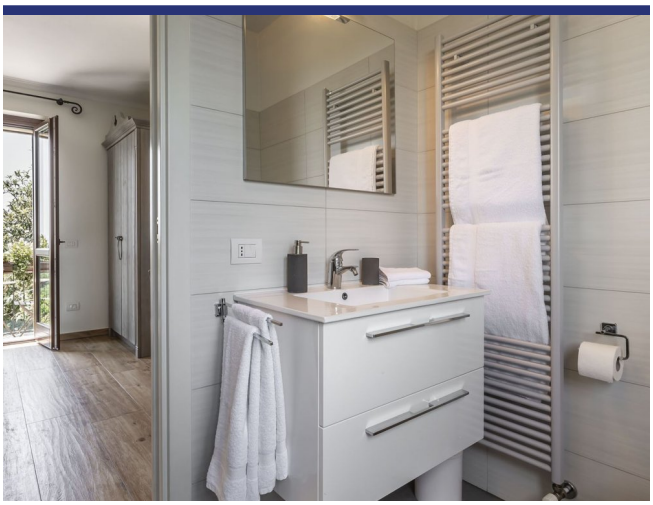


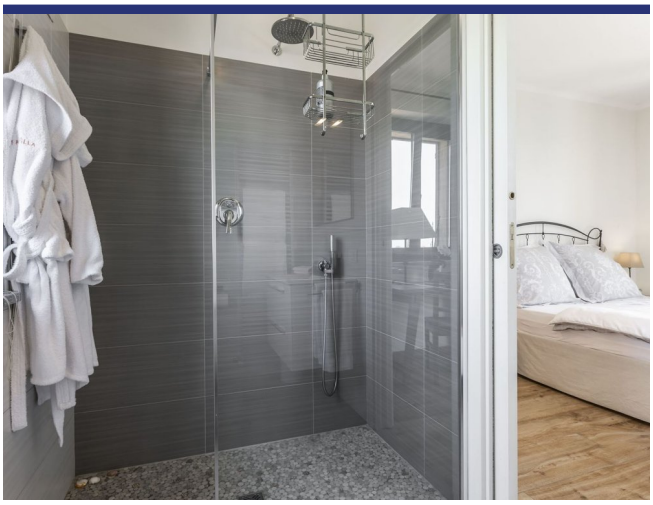










































Location & Details



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

- Reference: 6582
- Villa/Farmhouse
- Panoramic View
- 85 km to Sea
- 1 km to Village
- Garden
- Terrace
- Balcony
- Garage: Parking Space
- Guesthouse: To be realised
- Pool: Yes
- Asking Price: € 1.580.000

- Floorspace: 303 m^2
- SQM Plot: 693 m^2
- Bedrooms: 4
- Bathrooms: 6
- 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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