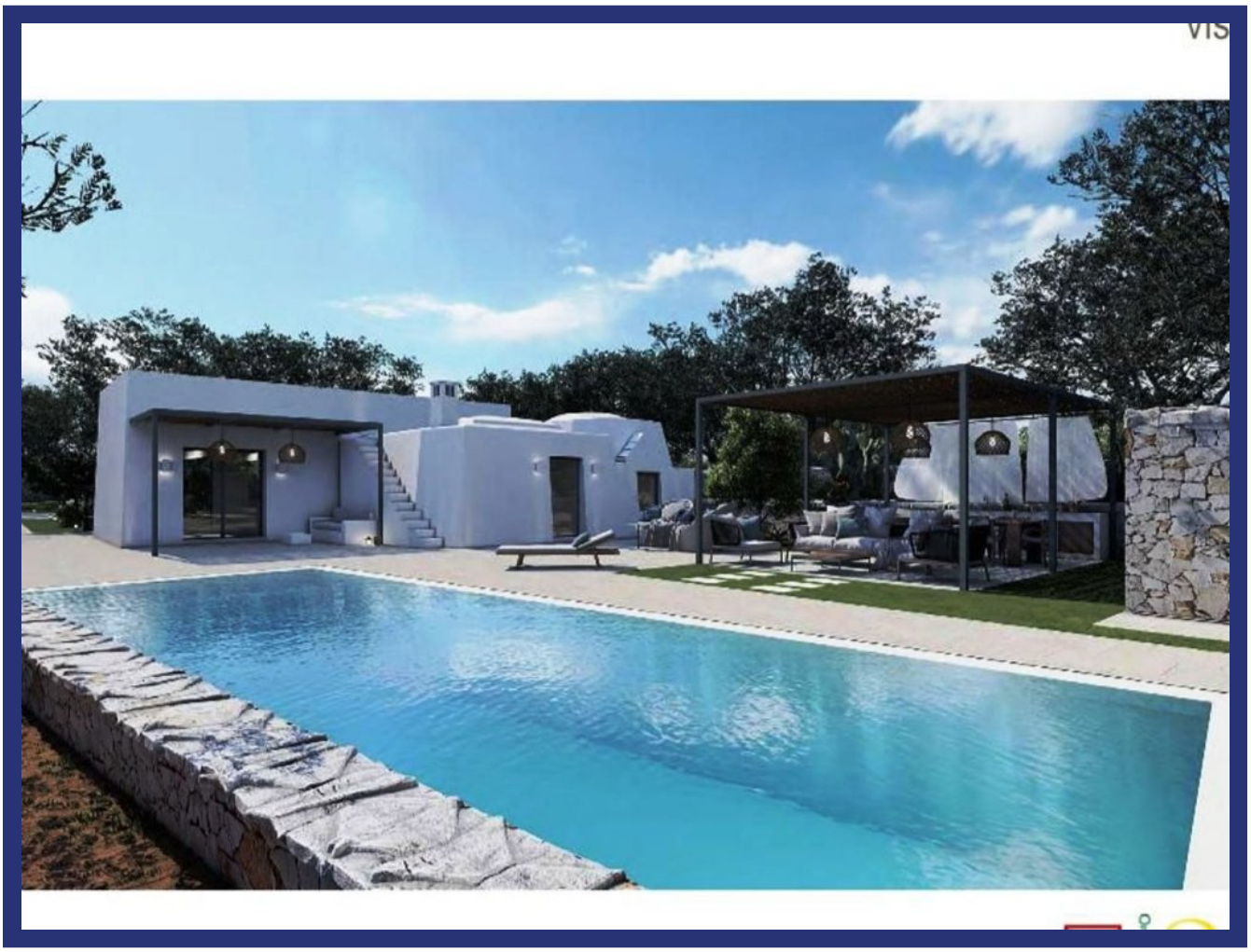
Puglia

Ostuni

Ref. 6626: Restored trullo and lamia with swimming pool near Ostuni – Authenticity, charm and modern comfort
Asking Price: € 550.000



Description

Just a few kilometres from the beautiful town of Ostuni, set within the enchanting countryside of Puglia, lies this charming property comprising a trullo and lamia, carefully restored with great respect for the original architecture and traditional materials.

The property is currently in the final stages of completion and will soon be ready for delivery. Its exceptional appeal lies in the authenticity of its forms and the understated simplicity of its architecture: the soft lines of the natural stone, traditional exposed vaulted ceilings and brilliant white limewashed walls create a unique atmosphere that immediately captures the imagination.

Here, the traditional architecture of Puglia meets contemporary comfort in perfect harmony. The property is ideally suited as a private residence, an exclusive holiday home or an attractive investment for the luxury holiday rental market.

Surrounded by nature and tranquillity, the property enjoys a generous plot offering privacy, relaxation and the opportunity to experience the authentic Puglian lifestyle.

Interior

The carefully designed interiors comprise:

- entrance hall
- living room
- kitchen/dining area
- two bedrooms
- one bathroom
- technical room, which could be converted into a second bathroom

The finishes combine the historic character of the property with modern, high-quality features, including natural stone flooring, exposed stone vaulted ceilings, flush-fitted interior doors, wall-hung sanitaryware, brass fittings and modern PVC windows with thermal insulation.

Outdoor Living

The outdoor areas have been designed to make the most of the Mediterranean climate and the pleasures of outdoor living.

A charming pergola provides a shaded setting for leisurely breakfasts and lunches, while the outdoor kitchen is perfect for long summer evenings and convivial dinners with family and friends.

The property is completed by a beautiful private swimming pool of approximately 40 m², set within the garden and accompanied by a relaxing sunbathing area and outdoor shower. A wonderful setting in which to unwind and enjoy the warm Puglian summers in complete privacy.

Comfort and Features

The property benefits from:

- heating and cooling system with fan coils
- heat pump
- photovoltaic solar system
- thermally insulated PVC windows
- wall-hung sanitaryware
- brass fittings
- natural stone flooring
- flush-fitted interior doors
- exposed natural stone vaulted ceilings
- automatic entrance gate
- private swimming pool
- garden and generous outdoor areas
- fireplace

Key Features

- Commercial area: approximately 100 m²
- Internal floor area: approximately 80 m²
- Rooms: 4
- Bedrooms: 2
- Bathrooms: 1, with the possibility of creating a second bathroom
- Terrace/pergola: yes
- Swimming pool: approximately 40 m²
- Garden: yes
- Fireplace: yes
- Air conditioning: yes
- Heat pump: yes
- Photovoltaic system: yes
- Floors: 1
- Year built: 1800
- Condition: restored, currently undergoing final finishing works

An Authentic Piece of Puglia

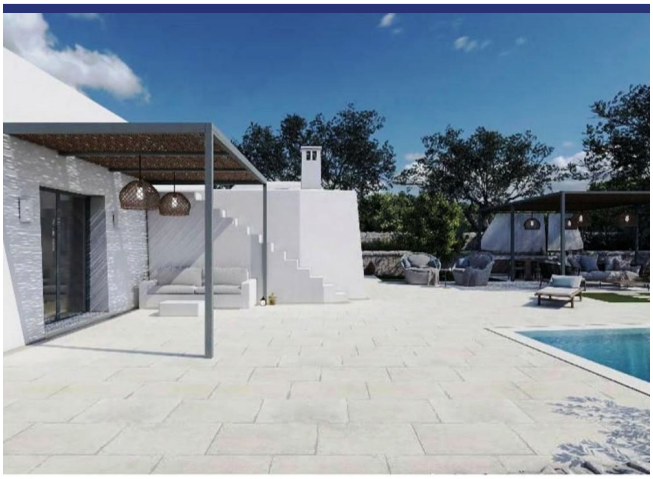
This exceptional property embodies the authentic spirit of the Puglian countryside: natural stone, lime, tranquillity, nature and traditional architecture, thoughtfully reinterpreted with contemporary comfort.

A home with a truly distinctive character, where the timeless beauty of the trullo and lamia is combined with everything needed for a comfortable and relaxing stay.

An exceptional opportunity for those looking to acquire not simply a property, but an authentic piece of Puglia, just a few kilometres from the enchanting town of Ostuni.

Important: Photos 1 to 8 are high-quality renderings that provide an impression of the future appearance of the property once the planned renovation works have been completed.

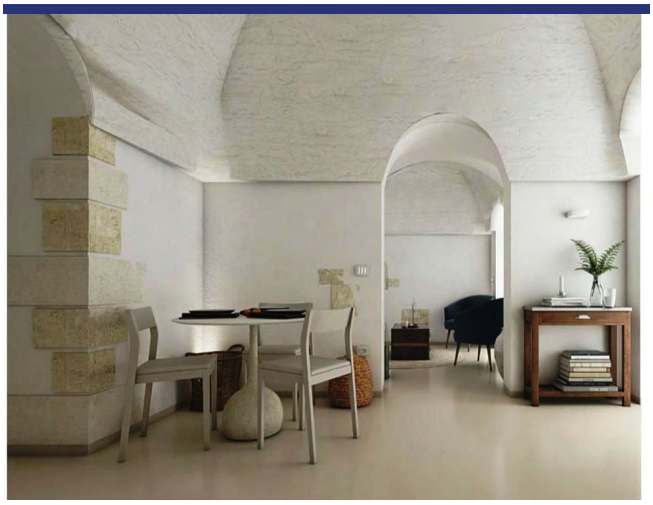
Pictures







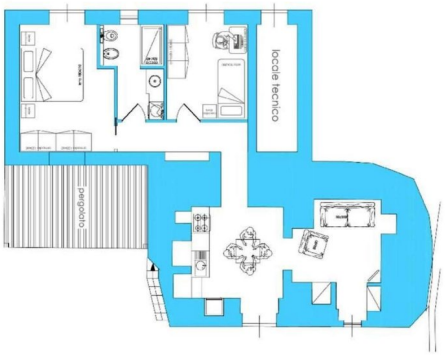








TRULLO SESSA

























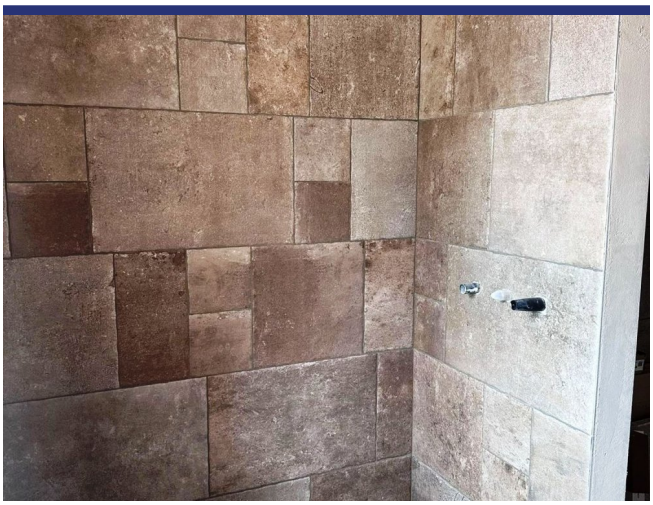


















Location & Details



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

- Reference: 6626
- Villa/Farmhouse
- 12 km to Sea
- 5 km to Village
- Garden
- Terrace
- Fire Place
- Airco
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 550.000

- Floorspace: 80 m^2
- Bedrooms: 2
- Bathrooms: 1
- Rental Potential: Very good
- Condition of the Property: Fully restored
- 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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