

# Umbria

## Gubbio

Ref. 5889: Beautiful three bedroom apartment in residence

Asking Price: € 390.000



# Description

Spacious three-bedroom property spreading on two floors. The unit is part of a larger Estate, and is located at the back of the property, enjoying an enviable private location, with its secluded and fenced in garden.

The ground floor living is open plan with a kitchen/dining room, with french doors leading into the outdoor area, in which the same original rustic feelings are found. The picture is completed by a welcoming and cosy sitting area with fire place. Throughout the property there is exposed stonework, antique chestnut beams and beautiful original terracotta floor tiles.

From the kitchen there are stairs conducting on first floor where the three bedrooms are found, one of which is with en-suite bathroom.

The private garden present irrigated lawn and patio area. There is a shared tennis court a small walk away. There is parking for cars on the front drive. Part of the property consists also on shares agricultural land.

The apartment is part of a farmhouse divided into more private units.

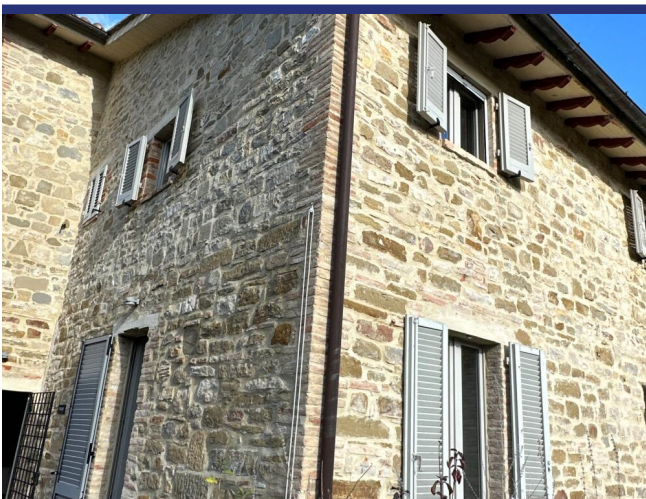
The farmhouse is in an gated estate, located on a countryside tarmac road.

Each unit has private garden and separate entrance. They share use of the swimming pool, tennis, parking plot and gateway.

Antognolla golf is 40 km away near Umbertide. This Trent Jones course is a tough test of golf with a wonderful clubhouse and food. The course is very enjoyable. They hire clubs as well. The castle overlooking the course is being renovated by the four seasons group. For history Gubbio is 15 minutes away and dates back to the 11th Century. Wonderful town! Assisi and Perugia are less than an hour away.

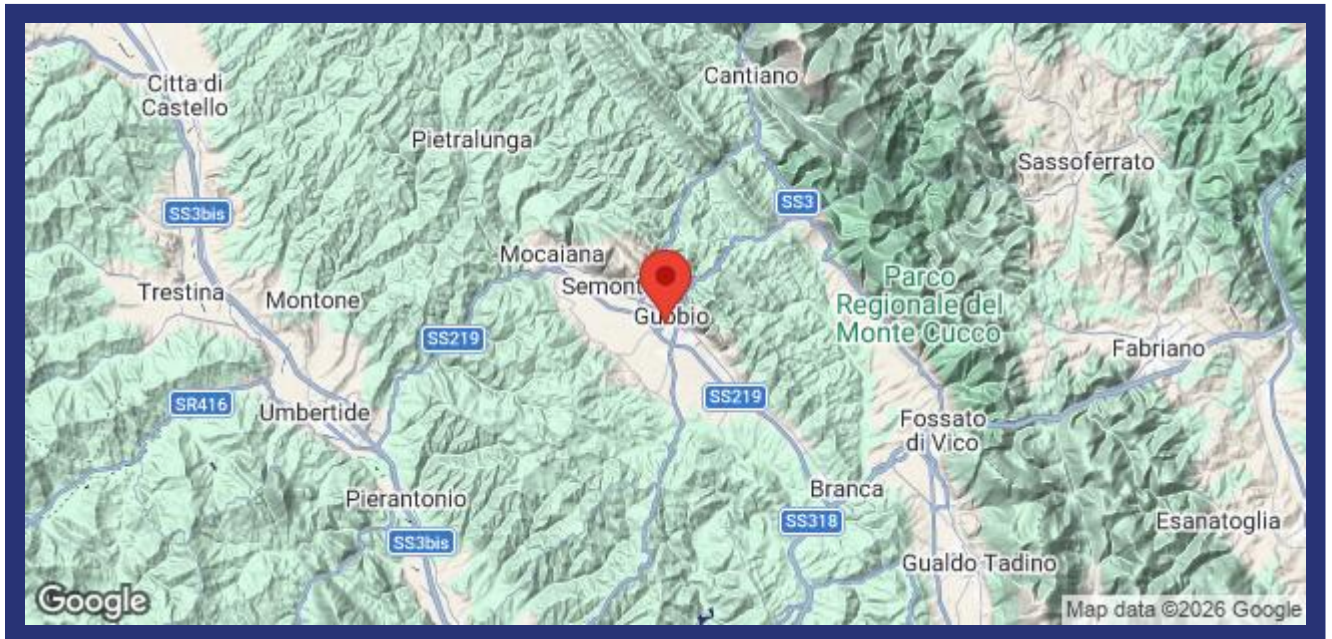


# Pictures





# Location & Details



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

- Reference: 5889
- Apartement/In borgo
- Panoramic View
- 65 km to Lake
- 75 km to Sea
- 2 km to Village
- Garden
- Terrace
- Central Heating
- Fire Place
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 390.000
- Floorspace: 133 m<sup>2</sup>
- SQM Plot: 347 m<sup>2</sup>
- Bedrooms: 3
- Bathrooms: 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 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?

ItaliaCasa Srls  
Contrada Gualduccio 1  
San Ginesio (MC)  
Tel +39 0332 1791448  
[info@italiacasa.net](mailto:info@italiacasa.net)  
[www.italiacasa.net](http://www.italiacasa.net)

Int.: +31 71 3649732  
UK: +44 84 33309553  
Italy: +39 0332 1791448

[info@italiacasa.net](mailto:info@italiacasa.net)  
[www.italiacasa.net](http://www.italiacasa.net)

