

# Umbria

## Narni

Ref. 5843: Luxury rural villa with panoramic views, newly built in 2010 with swimming pool.  
Asking Price: € 700.000



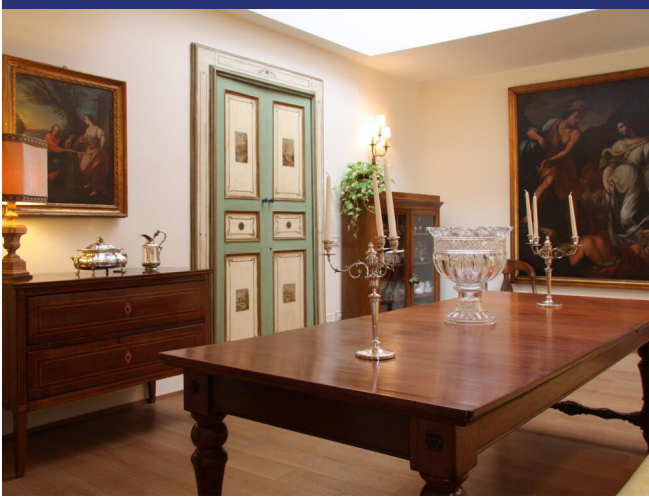
# Description

Rural villa with panoramic views, newly built with great attention to detail and finishes, exposed oak beams, excellent quality oak floors, as well as excellent quality fixtures and innovative technologies (home automation system), with two floors with an area of over 500m<sup>2</sup> and a garden with olive grove (120 olive trees) and orchard of almost one hectare with swimming pool of 5x10m and changing room. On the ground floor we find a large, very bright living room with fireplace, veranda, dining room, large kitchen with utility room, hall, bathroom and a sleeping area with two double bedrooms with private bathrooms and several panoramic terraces. On the floor below we find three guest bedrooms with three en suite bathrooms, study, independent apartment with living room/kitchen, two bedrooms and bathroom, laundry room and large relaxation room, storage room, cellar/utility room.

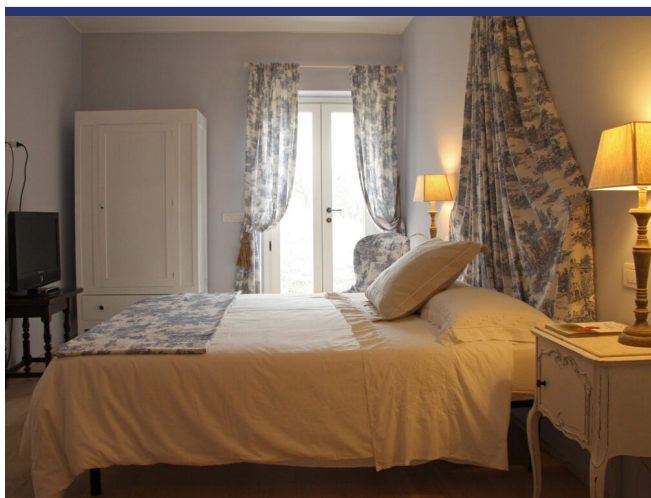
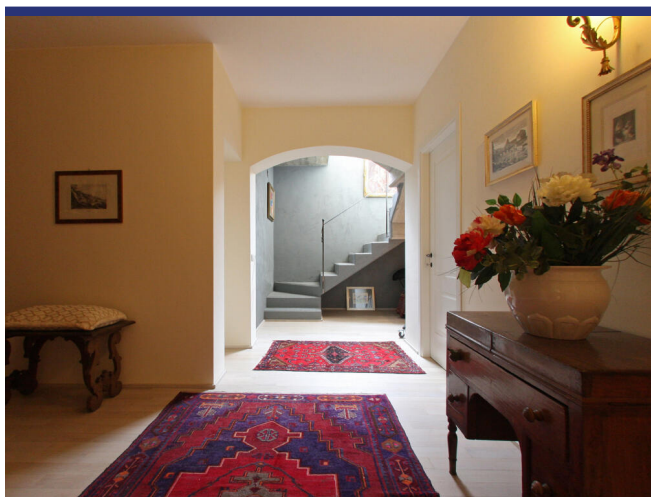
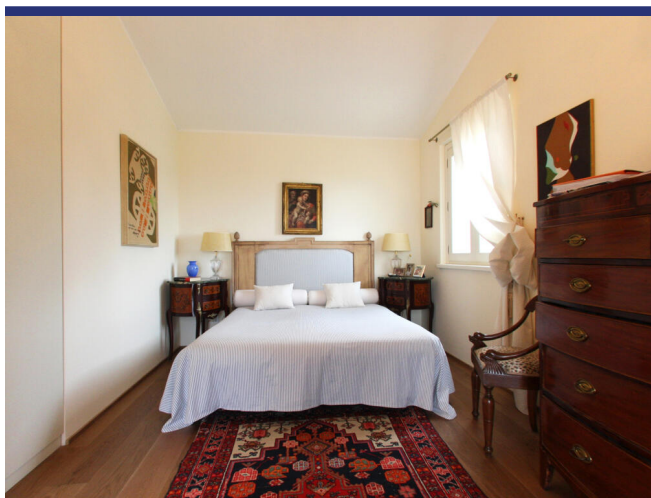
The villa is located 500 meters from Santa Maria della Quercia in the municipality of Narni, halfway between Narni and Amelia, close to the border with Lazio. The property is located a few tens of kilometers from beautiful art cities such as Terni 10 km, Orte 15 km, Acquasparta 20 km, Spoleto 35 km, Todi 40 km, Orvieto 60 km, Assisi 80 km, Rome 90 km and Florence 200 km. Fiumicino and Perugia airports are 75 and 45 minutes away by car respectively. The villa is located in the immediate vicinity of all amenities.

# Pictures

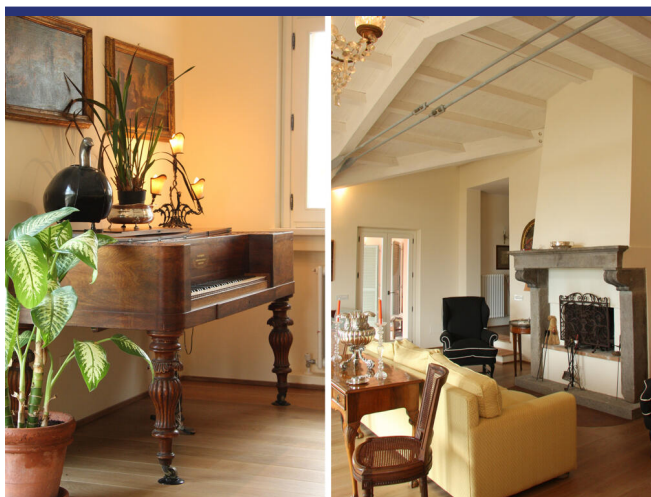




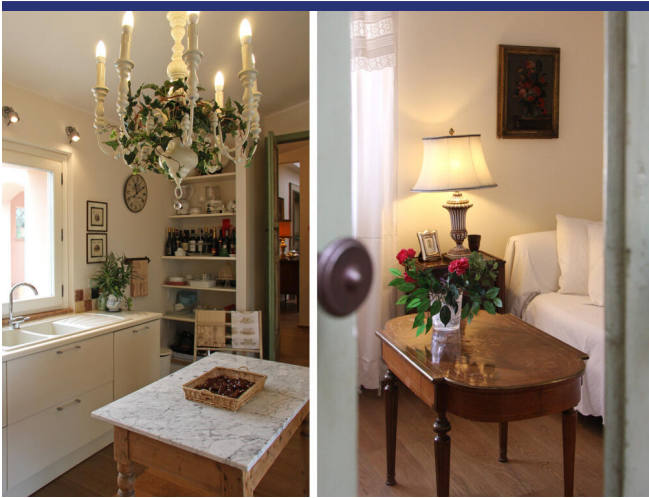






















# Location & Details



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

- Reference: 5843
- Villa/Farmhouse
- Panoramic View
- 58 km to Lake
- 88 km to Sea
- Garden
- Terrace
- Central Heating
- Fire Place
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 700.000
- Floorspace: 479 m<sup>2</sup>
- SQM Plot: 8000 m<sup>2</sup>
- Bedrooms: 7
- Bathrooms: 7
- Rental Potential: Very good
- Condition of the Property: Newly built
- 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)

