

for sale in Loro Ciuffenna
Malva
€ 285.000
Ref. 1377



340 sq.m. | Bathrooms: 1 | Bedrooms: 3 | Rooms: 15

Farmhouse consisting of 15 rooms for a total area of about 300 square meters in rustic Tuscan style located in the countryside of Loro Ciuffenna between Arezzo and Florence with an adjoining barn and agricultural land. The property consists of 8 rooms on the ground floor currently used as a cellar, warehouse, storage room;

on the first floor, kept in fair condition, we find a large panoramic terrace and the house consisting of 3 bedrooms, living room with fireplace, kitchen and bathroom, and the attic floor with two rooms of about 40 square meters. a 70sqm barn on two levels and an adjoining car or tool shed. Large courtyard in front of the house, with well and water softener. The owner inquired about the possibility of requesting a change of intended use of the current volumes that are currently not usable as a residential house and there is the possibility of obtain 5 housing units.

The property includes 3 hectares of land with 2 vineyards with 200 plants in production as well as 400 olive trees.

Unparalleled view overlooking the whole valley. Possibility of extension and the creation of more independent units. Proximity to the town, despite the location in the open countryside and the proximity of important centers such as Arezzo (31km), Florence (50km) and Siena (60km).

Certification

Energy Class: G

EPglnr: 540.72 kwh/□

Features

Code: 1377

Reason: Sale

Address: Via sette ponti ponente

Zip Code: 52024

Municipality: Loro Ciuffenna

Zona: Malva

Total Square Meters: 340 sq.m.

Bedrooms: 3

Bathrooms: 1

Rooms: 15

State of Preservation: Discreet

: 6

Level: Multi-Storey

Total Floor: 3

Heating: Heating

Parking: Uncovered Parking

Current Status: Free to the deed

Terrace: Present

Kitchen: Regular Kitchen

Box: Single

Terrace

Tv Antenna : Autonomous

Closet

ADSL Coverage

Cellar

Fireplace

Telephone System

Shower

Wooden Window Frames

Shutters

Nearby

Gyms

Spa

Football Fields

Fitness Centers

Tennis Courts

Bike Lanes

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

Cafe

Post Offices

Municipal Offices





