

for sale in Roccastrada

€ 645.000

Ref. 1591



130 sq.m. | Bathrooms: 3 | Bedrooms: 2 | Rooms: 5

FOR PRIVACY REASONS, THE ADDRESS AND THE POINTER ON THE MAP ARE PURELY INDICATIVE AND DO NOT CORRESPOND EXACTLY TO THE LOCATION OF THE PROPERTY. UPON REQUEST WE WILL GIVE ALL THE NECESSARY INFORMATION.

Splendid farmhouse located in the municipality of Roccastrada in the upper Maremma, in rustic Tuscan style nestled on a hill from where you can admire a suggestive panoramic view from every point of the property and is surrounded by approximately 3,800 m2 of land with approximately 40 olive trees.

The surrounding land includes a well, car parking, swimming pool and automatic gate for driveway entrance.

The property has been completely renovated with particular solutions and high quality materials strictly coming from this territory.

This farmhouse built entirely of stone is arranged on three levels:

on the ground floor we find a large dining room, eat-in kitchen with direct access to a covered terrace with a beautiful view of the countryside of about 20 m2 equipped with an outdoor oven with barbecue, and to an uncovered terrace of about 30 m2 overlooking the swimming pool.

Also on the ground floor we find a large bathroom with a large floor-mounted hydromassage tub.

On the lower floor there is a living room with TV with direct access to the garden, a service bathroom.

The first floor consists of two bedrooms and a bathroom.

The entire property is monitored with a sophisticated alarm system.

Heating with air thermo fireplace that satisfies the ground floor and part of the first floor.
Latest generation pellet boiler, air conditioning, solar panels for the production of domestic hot water, irrigation system, external lights, smart and satellite system, parking spaces, pedestrian gate and electric gate for cars.

Certification

Energy Class: A2

EPglnr: 51.30 kwh/□

Features

Code: 1591	Reason: Sale
Address: Strada Montorsi	Zip Code: 58036
Municipality: Roccastrada	Total Square Meters: 130 sq.m.
Bedrooms: 2	Bathrooms: 3
Rooms: 5	State of Preservation: Excellent
: 8	Total Floor: 3
Heating: Heating	Parking: Uncovered Parking
Current Status: Free to the deed	Terrace: Present, 30 sq.m.
Garden: Private, 3.800 sq.m.	Kitchen: Regular Kitchen
Terrace : 30 □	Tv Antenna : Autonomous
Porch : 20 □	Closet
ADSL Coverage	Fireplace
Air-Conditioned	Parquet
Wiring : By Law	Jacuzzi
Shower	Wooden Window Frames

Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe
Post Offices	Shopping Centers
Municipal Offices	









