

for sale in Lamporecchio € 315.000 Ref. 1622



260 sq.m. | Bathrooms: 4 | Bedrooms: 7 | Rooms: 11

OUR EXCLUSIVE

IF YOU CANNOT READ THE WHOLE DESCRIPTION YOU CAN GO TO OUR WEBSITE WWW.AGENZIAIMMOBILIAREASIP.COM AND ENTER THE CODE 1622

We offer for sale this approximately 260 sq m holiday home, free on three sides, which has been closed for several years for family reasons. It is located in the municipality of Lamporecchio in the province of Pistoia, southwest of Montalbano, in a panoramic position offering beautiful views, amidst olive trees and pine and oak forests, a short distance from the medieval village of Porciano.

Access to the property is via a very narrow, asphalted, END-OF-THROUGH secondary road of approximately 850 metres which branches off from the main road.

The rolling hills of Montalbano, thanks to their mild climate and unique landscapes, have been a holiday destination for popes and princes, and the Medici family of Florence favored them for their leisure and recreation. They came here to hunt in the woods and built magnificent villas where they could spend their holidays and enjoy the beautiful views. Today, a Chianti DOCG wine and a fine olive oil are produced here.

We are in the heart of the most famous Tuscany, a short distance from:

Through the renovation, which took place several years ago, of an old farmer-shepherd's house, 4 apartments were created, each of which has:

independent entrance, private garden with table and chairs for outdoor dining,

rustic fireplace inside.

Common facilities for the apartments:

- Reserved parking for 8 cars.
- Room used as a laundry-ironing room and information point

The swimming pool, covered in ceramic and surrounded by a furnished solarium, consists of an adult pool measuring 8x5 m with a depth of 90-100 cm.

Above the solarium, a loggia has been created with a barbecue, wood-burning oven and traditional-style outdoor kitchen with a large rustic table. The land surrounding the property is approximately 1,700 m2.

- Win 10 minutes (Leonardo's Hometown)

- Florence 45 min.
- Pistoia 20 min.
- Montecatini Terme 20 min.
- Lucca 40 min.
- Prato 30 min.
- Pisa 50 min.
- Livorno 50 min.
- Siena 70 min.
- Arezzo 70 min.
- San Gimignano 55 min.
- Volterra 60 min.

THE PHOTOGRAPHS IN THE AD ARE THOSE OF THE STRUCTURE WHEN IT WAS OPEN

THE PROPERTY REQUIRES SEVERAL MAINTENANCE WORK IF YOU WANT TO RESUME THE TOURIST ACCOMMODATION BUSINESS WHICH WAS RECORDING EXCELLENT RESULTS.

WITH SOME WORK, ALL THE APARTMENTS CAN BE COMBINED INTO ONE HOME.

Certification

Energy Class: G

Features

Code: 1622	Reason: Sale
Address: Via Montalbano	Zip Code: 51035
Municipality: Lamporecchio	Total Square Meters: 260 sq.m.
Bedrooms: 7	Bathrooms: 4
Rooms: 11	State of Preservation: To Be Cleaned
: 8	Total Floor: 2
Heating: Heating	Parking: Uncovered Parking
Current Status: Free to the deed	Garden: Private, 1.700 sq.m.
Kitchen: Exposed Kitchen	Tv Antenna : Autonomous
ADSL Coverage	Fireplace
Air-Conditioned	Wiring : By Law
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
High Schools	Cafe
Post Offices	Shopping Centers
Municipal Offices	





