

for sale in Scarlino

€ 790.000

Ref. 1715



200.000 sq.m.

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

The property extends over an area of approximately 20 hectares in the municipality of Scarlino in the province of Grosseto with a 380 V electricity service and a power of 7 kW dedicated to the use of the agricultural company and located inside a room used as a pump station for water treatment and distribution in all areas of the land.

The approximately 25 m² property dates back to the 1960s and is used as a small warehouse as well as for the management of the irrigation systems of the entire property. It is located adjacent to a reservoir measuring 60 x 20 x 8 metres in depth, which collects both rainwater and water from two newly built, fully functional and authorised wells.

All the plants currently planted are served by latest generation drip irrigation systems with regulation via an electronic control unit for timed sectors and all the rest of the land can also be irrigated via a collection point from the new well.

There are 6 hectares of vineyards here: Vermentino 2.5 Ha in the 5th year after planting, Cilieggiolo 2.5 Ha in the 3rd year and Sirah 1 Ha in the 3rd year. Furthermore, there are 6 hectares of olive trees in the 6th year after planting with a super-intensive system and quality Leccio del Corno for 2 Ha and Arbequina for 4 Ha.

Company-owned equipment:

A 90 HP Deutz tractor
Another 80 HP Carraro tractor
A trimming machine for olive trees and vineyards
A pruning shredder
An inter-row straddle hoe for both olive trees and vineyards
A barrel for phytosanitary treatments

Currently there are vineyard planting rights for a total of 54,035 m2 still to be used

On the property there is a right of way on a main road to allow the neighbour to access his land.

Features

Code: 1715	Reason: Sale
Address: Le Case	Zip Code: 58020
Municipality: Scarlino	Total Square Meters: 200.000 sq.m.
Farming sq.m.: 200.000 sq.m.	Water Pipes
Light	

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	





